

SUGGESTED LEGAL DESCRIPTION

FOR LANDS TO BE REZONED FROM RECREATION CONSERVATION DISTRICT ("RC") TO TRADITIONAL NEIGHBORHOOD DEVELOPMENT DISTRICT ("TND")

131.71+/- Acres

ALL THAT TRACT OR PARCEL OF LAND situate in the Town of Amherst, County of Erie, State of New York, being part of Lots 60 & 66 & 67, Township 12, Range 7 of the Holland Land Company's Survey, more particularly described as follows:

COMMENCING at a point in the intersection of the north line of Sheridan Drive and the east line of Lot 66;

Thence north along the east line of Lot 66, a distance of 100.00 feet to the POINT OF BEGINNING;

Thence west forming an angle in the southwest quadrant of $89^{\circ}41'26''$, a distance of 100.00 feet north and parallel with the north line of Sheridan Drive, a distance of 615.00 feet to a point;

Thence south measured at right angles, a distance of 50.00 feet to a point;

Thence west measured at right angles, a distance of 50.00 feet north and parallel with the north line of Sheridan Drive, a distance of 1027.55 feet to a point;

Thence northwest at an interior angle of $172^{\circ}32'21''$ along a line 50.00 feet north and parallel with the north line of Sheridan Drive, a distance of 15.45 feet to a point;

Thence west forming an exterior angle of $173^{\circ}05'26''$ to the chord of a curve having a radius of 11359.16 feet and an arc length of 213.23 feet to a point;

Thence north forming an interior angle of $88^{\circ}17'48''$ from the chord of the previous curve, a distance of 1520.0 feet to a point;

Thence east measured at right angles, a distance of 488.52 feet to a point;

Thence north along a curve to the right having a radius of 350.00 feet and an arc length of 114.43 feet to the point of tangency;

Thence continuing north tangent with the aforementioned curve, a distance of 305.00 feet to the point of curvature;

Thence north along a curve to the left having a radius of 750.00 feet and an arc length of 542.25 feet to a point;

Thence west, a distance of 739.03 feet to a point 65.00 feet east of the east line of map filed in the Erie County Clerk's Office under cover 1982;

Thence north measured at right angles and 65.00 feet east and parallel with the east line of map filed in the Erie County Clerk's Office under cover 1982, a distance of 1979.27 feet to a point;

Thence east at an interior angle of $94^{\circ}02'21''$, a distance of 50.00 feet south and parallel with the south line of map filed in the Erie County Clerk's Office under cover 1784, a distance of 492.92 feet to a point;

Thence north measured at right angles, a distance of 269.02 feet to the south line of Maple Road;

Thence east measured at right angles along the south line of Maple Road, a distance of 110.00 feet to a point;

Thence south measured at right angles, a distance of 219.02 feet to a point;

Thence east measured at right angles, a distance of 541.16 feet to a point;

Thence south at an interior angle of $87^{\circ}54'21''$, a distance of 1624.08 feet to a point;

Thence southeast exterior angle of $136^{\circ}21'59''$, a distance of 622.67 feet to a point;

Thence southwest measured at right angles, a distance of 480.00 feet;

Thence south at an exterior angle of $133^{\circ}38'01''$ a distance of 144.05 feet to a point;

Thence east measured at right angles, a distance of 192.33 feet to a point;

Thence south measured at right angles, a distance of 835.00 feet to a point;

Thence east measured at right angles, a distance of 290.00 feet to a point;

Thence south measured at right angles along a line 50.00 feet west and parallel with the east line of Lot 66, a distance of 311.00 feet to a point;

Thence southwest at an interior angle of $124^{\circ}36'17''$, along a line 50.00 feet northwest and parallel with the northwest line of North Forest Road, a distance of 30.07 feet to a point;

Thence south at an exterior angle of $124^{\circ}36'17''$ along a line 50.00 feet west and parallel with the west line of North Forest Road, a distance of 382.96 feet to a point;

Thence southeast at an exterior angle of $162^{\circ}41'54''$ along a line 50.00 feet southwest and parallel with the southwest line of North Forest Road, a distance of 61.50 feet to a point;

Thence southeast at an exterior angle of $170^{\circ}01'58''$ along a line 50.00 feet southwest and parallel with the southwest line of North Forest Road, a distance of 326.07 feet to a point;

Thence west at an interior angle of $63^{\circ}02'26''$, a distance of 92.93 feet to the point of beginning, containing 133.11 acres more or less.

EXCEPTING ALL THAT TRACT OR PARCEL OF LAND situate in the Town of Amherst, County of Erie, State of New York, being part of Lot 66, Township 12, Range 7 of the Holland Land Company's Survey, more particularly described as follows:

COMMENCING at a point in the intersection of the north line of Sheridan Drive and the east line of Lot 66;

Thence north along the east line of Lot 66, a distance of 100.00 feet to a point;

Thence west forming an angle in the southwest quadrant of $89^{\circ}41'26''$, a distance of 100.00 feet north and parallel with the north line of Sheridan Drive, a distance of 615.00 feet to a point;

Thence south measured at right angles, a distance of 50.00 feet to a point;

Thence west measured at right angles, a distance of 50.00 feet north and parallel with the north line of Sheridan Drive, a distance of 704.55 feet to a point;

Thence north forming an angle in the northeast quadrant of $90^{\circ}58'31''$, a distance of 505.0 feet to the POINT OF BEGINNING;

Thence continuing north, a distance of 240.00 feet to a point;

Thence east measured at right angles, a distance of 255.00 feet to a point;

Thence south measured at right angles, a distance of 240.00 feet to a point;

Thence west measured at right angles, a distance of 255.00 feet to the point of beginning, containing 1.40 acres more or less.