

**TIM
MILLER
ASSOCIATES, INC.**

10 North Street, Cold Spring, NY 10516 (845) 265-4400 265-4418 fax www.timmillerasociates.com

June 10, 2008

Mr. David Wylock
Planning Board Chair
Town of Dover
Historic Tabor Wing House
3128 Route 22
Dover Plains, New York 12522

Ms. Betty Jo Yankowich
Planning Board Chair
Town of Pawling
160 Charles Coleman Blvd.
Pawling, New York 12564

Re: Proposed Wind Rose Project

Dear Mr. Wylock and Ms. Yankowich,

Wind Rose Dutchess, LLC, the Applicant, proposes a lodging membership club on approximately 1,145 acres in the Towns of Dover and Pawling, Dutchess County, New York.

Submitted herewith are initial application materials in connection with the proposed Project. A brief project summary is provided below and a more detailed project narrative is provided with the enclosed materials. We have made informal presentations to your towns in 2007 and 2008 including the latest April 8th preliminary discussion presentation. The submittal is generally consistent those presentations.

It is respectfully requested that our applications be placed on the Planning Board's agenda and that the SEQRA process be initiated.

In this regard and based on our prior meetings with both Towns, we are submitting the following materials:

- Application forms for site plan/special permit and subdivision in both Dover and Pawling;
- Long Environmental Assessment form (EAF) part 1 with narrative, figures and maps;
- Supplemental materials and information;
- Draft Scoping Outline for DEIS;
- Notice of Intent to Become Lead Agency, Town of Dover

In furtherance of the discussions between the towns that the Town of Dover Planning Board will be the Lead Agency, at this time, we request that the Town of Dover Planning Board enact a resolution declaring its intent to be Lead Agency pursuant to SEQR.

Enclosed please find a draft Notice of Intent To Be Lead Agency, and upon the Dover Planning Board enacting same, we would be pleased to circulate the EAF and supporting materials to all involved and interested agencies. It is our intent to prepare a Draft EIS and in that regard, we have also including with the attached material, a draft Scoping Outline that can be used as a basis for conducting a public Scoping Session.

It would be our hope that after the EAF has been circulated and the mandatory 30 days have transpired, the Town of Dover Planning Board will become Lead Agency, adopt a Positive Declaration and set a date for a public scoping session for the DEIS.

Brief Project Summary

The proposed preliminary program for the project site is a mixed use membership club consisting of an 18-hole Jack Nicklaus Signature golf course and practice facility with a clubhouse and other club accessory facilities including but not limited to a spa, fitness center, an equestrian center, a kid's camp, tennis courts, and swimming pools.

The proposed two hundred thirty (230) residential units consist of 21 "Suite Units", 12 "Duplex Units", 43 "Cottage Units", and 154 "Full Ownership Units". One Hundred Forty (140) of the units will be located in the Town of Dover, while ninety (90) of the units will be in the Town of Pawling.

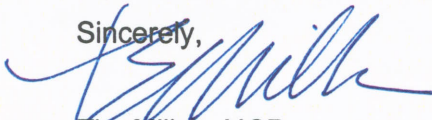
The applicant has set forth project goals outlined in its application which we feel will significantly benefit the community. In addition, the applicant is committed to high environmental standards some of which are outlined in its application as "Sustainability Goals". We look forward to discussing these goals with the Towns and the public.

We look forward to our upcoming meetings with both Towns. It is our understanding we are meeting with the Town of Pawling Planning Board on June 16 and meeting with the Town of Dover Planning Board on June 26 to initiate the SEQR proceedings for this application

We are, of course prepared to meet with either planning board and/or their consultants to discuss the application as the review progresses.

Kindly advise if you have any questions or need anything further at this time.

Sincerely,



Tim Miller, AICP
President
TIM MILLER ASSOCIATES, INC.

- C. R. Courtien, Town of Dover Supervisor
- B. Coursen, Town of Pawling Supervisor
- J. Jones, Project Manager, Wind Rose
- Project team