

AS ACTED UPON DURING A DULY NOTICED OPEN MEETING OF THE TOWN BOARD OF THE TOWN OF HENRIETTA, COUNTY OF MONROE, STATE OF NEW YORK, HELD AT THE HENRIETTA TOWN HALL AT 475 CALKINS ROAD, HENRIETTA, NEW YORK ON June 9, 2022 AT 6:00 P.M.

RESOLUTION #12-194/2022

To Adopt SEQR Determination and Issue a Negative Declaration for the Senior Living Masonic Care Community Facility.

On Motion of  
Supervisor Schultz

Seconded by  
Councilmember Page

WHEREAS, TTMH Henrietta Holdings, LLC (the "Applicant") has applied for Special Use Permit No. 2022-015 pursuant to the Henrietta Town Code at Section 295-10.1[B](7) for the construction of a Multiple Dwelling Senior Living Facility associated with the Masonic Care Community comprising of 200 units on a 88.87 acre parcel with a density of 2.3 units per acre on property at or about Erie Station Road, Tax Map No. 189.02-1-1.1; and

WHEREAS, the Applicant has also applied for Special Use Permit 2022-018 pursuant to the Henrietta Town Code at Section 295-8 to permit a maximum building height of greater than 35 feet; and

WHEREAS, public hearings were held on May 11, 2022 and June 9, 2022 at public meetings at Town Hall, at which time feedback and concerns from neighbors, residents, and Town Board members were heard and considered; and

WHEREAS, the Town Board has carefully considered all relevant documentary, testimonial, and other evidence submitted, including but not limited to the Special Use Permit applications, and other materials and information submitted by the Applicant, correspondence and oral testimony from the public, State, County, and local agencies, and other information; and

WHEREAS, the Town Board has completed Parts 2 and 3 of the EAF, which are attached hereto, and has carefully considered the information contained therein.

THEREFORE, BE IT RESOLVED, that the Henrietta Town Board hereby approves the attached Part 2 of said EAF.

BE IT FURTHER RESOLVED, that the Town Board hereby finds that the proposal will not have any significant adverse environmental impacts, as more fully set forth herein, in the record, and in Part 3 of the EAF, including in the attachment thereto.

BE IT FURTHER RESOLVED, that the Town Board hereby approves Part 3 of the EAF, confirming its findings in Part 2 of the EAF, and setting forth its basis and reasoning for finding that there are no potential significant adverse environmental impacts.

BE IT FURTHER RESOLVED, that in accordance with its adoption of Part 3 of the EAF, the Town Board hereby issues a Negative Declaration with regard to the action, finding that the proposal will not have any significant adverse environmental impacts.

BE IT FURTHER RESOLVED, that the Town Board hereby directs that the Negative Declaration be filed in accordance with SEQR Regulations, that the Supervisor is authorized to execute such necessary documents and to take such other actions as will facilitate an orderly and proper SEQR process.

Duly put to a vote:

|                        |     |
|------------------------|-----|
| Councilmember Sefranek | Aye |
| Councilmember Bolzner  | Aye |
| Councilmember Page     | Aye |
| Councilmember Bellanca | Aye |
| Supervisor Schultz     | Aye |

RESOLUTION ADOPTED

**Full Environmental Assessment Form**  
**Part 1 - Project and Setting**

**Instructions for Completing Part 1**

**Part 1 is to be completed by the applicant or project sponsor.** Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification.

Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information; indicate whether missing information does not exist, or is not reasonably available to the sponsor; and, when possible, generally describe work or studies which would be necessary to update or fully develop that information.

Applicants/sponsors must complete all items in Sections A & B. In Sections C, D & E, most items contain an initial question that must be answered either “Yes” or “No”. If the answer to the initial question is “Yes”, complete the sub-questions that follow. If the answer to the initial question is “No”, proceed to the next question. Section F allows the project sponsor to identify and attach any additional information. Section G requires the name and signature of the applicant or project sponsor to verify that the information contained in Part 1 is accurate and complete.

**A. Project and Applicant/Sponsor Information.**

|  |                       |                    |
|--|-----------------------|--------------------|
| Name of Action or Project:<br>Masonic Care Community - Henrietta Development   |                       |                    |
| Project Location (describe, and attach a general location map):<br>88.87 acre parcel located on the north eastern corner of Erie Station Road and Middle Road  |                       |                    |
| Brief Description of Proposed Action (include purpose or need):<br>200 units served by curb cuts to Middle Road and Erie Station Road (1 each), private internal roadways, public water, sanitary sewer with municipal pump station, and private stormwater management facilities. |                       |                    |
| Name of Applicant/Sponsor:<br>TTMH HENRIETTA HOLDINGS LLC  | Telephone: [REDACTED] |                    |
|  | E-Mail: [REDACTED]    |                    |
| Address: 71 West 23rd Street   |                       |                    |
| City/PO: New York  | State: NY             | Zip Code: 10010    |
| Project Contact (if not same as sponsor; give name and title/role):<br>Michael Morris  | Telephone: [REDACTED] |                    |
|  | E-Mail: [REDACTED]    |                    |
| Address:<br>71 West 23rd Street  |                       |                    |
| City/PO:<br>New York   | State:<br>NY          | Zip Code:<br>10010 |
| Property Owner (if not same as sponsor):<br>Masonic Hall & Asylum Fund   | Telephone: [REDACTED] |                    |
|  | E-Mail: [REDACTED]    |                    |
| Address:<br>71 West 23rd Street  |                       |                    |
| City/PO: New York  | State: New York       | Zip Code: 10010    |

## B. Government Approvals

**B. Government Approvals, Funding, or Sponsorship.** (“Funding” includes grants, loans, tax relief, and any other forms of financial assistance.)

| Government Entity  | If Yes: Identify Agency and Approval(s) Required                     | Application Date (Actual or projected) |
|--|--|--|
| a. City Counsel, Town Board, <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No or Village Board of Trustees  | Town Board- Special Use Permit                                       | 4-8-22                                 |
| b. City, Town or Village Planning Board or Commission <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No  | Town Planning Board - Approval                                       | 5-18-22                                |
| c. City, Town or Village Zoning Board of Appeals <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No   |  |  |
| d. Other local agencies <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No  |  |  |
| e. County agencies <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No   | Water Authority, Pure Water, Health Department, DRC, MCDOT Approvals | 5-18-22                                |
| f. Regional agencies <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No   |  |  |
| g. State agencies <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No  | NYSDEC Stormwater Management Permit, Thruway Authority               | 5-18-22                                |
| h. Federal agencies <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No  |  |  |
| i. Coastal Resources.<br>i. Is the project site within a Coastal Area, or the waterfront area of a Designated Inland Waterway? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No<br><br>ii. Is the project site located in a community with an approved Local Waterfront Revitalization Program? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No<br>iii. Is the project site within a Coastal Erosion Hazard Area? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No |  |  |

## C. Planning and Zoning

### C.1. Planning and zoning actions.

Will administrative or legislative adoption, or amendment of a plan, local law, ordinance, rule or regulation be the only approval(s) which must be granted to enable the proposed action to proceed? ☐ Yes ☒ No

- If Yes, complete sections C, F and G.
- If No, proceed to question C.2 and complete all remaining sections and questions in Part 1

### C.2. Adopted land use plans.

a. Do any municipally- adopted (city, town, village or county) comprehensive land use plan(s) include the site where the proposed action would be located? ☒ Yes ☐ No

If Yes, does the comprehensive plan include specific recommendations for the site where the proposed action would be located? ☐ Yes ☒ No

b. Is the site of the proposed action within any local or regional special planning district (for example: Greenway; Brownfield Opportunity Area (BOA); designated State or Federal heritage area; watershed management plan; or other?) ☒ Yes ☐ No

If Yes, identify the plan(s):

NYS Heritage Areas: West Erie Canal Corridor

c. Is the proposed action located wholly or partially within an area listed in an adopted municipal open space plan, or an adopted municipal farmland protection plan? ☐ Yes ☒ No

If Yes, identify the plan(s):

### C.3. Zoning

a. Is the site of the proposed action located in a municipality with an adopted zoning law or ordinance. ☒ Yes ☐ No  
If Yes, what is the zoning classification(s) including any applicable overlay district?

Rural Residential

b. Is the use permitted or allowed by a special or conditional use permit? ☒ Yes ☐ No

c. Is a zoning change requested as part of the proposed action? ☐ Yes ☒ No

If Yes,

i. What is the proposed new zoning for the site? \_\_\_\_\_

### C.4. Existing community services.

a. In what school district is the project site located? Rush Henrietta Central

b. What police or other public protection forces serve the project site?

M.C. Sheriffs, NYS Police

c. Which fire protection and emergency medical services serve the project site?

West Henrietta Fire Department

d. What parks serve the project site?

Martin Road Park

### D. Project Details

#### D.1. Proposed and Potential Development

a. What is the general nature of the proposed action (e.g., residential, industrial, commercial, recreational; if mixed, include all components)? Senior Residential

b. a. Total acreage of the site of the proposed action? +/- 89 acres

b. Total acreage to be physically disturbed? +/-55 acres

c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? +/- 89 acres

c. Is the proposed action an expansion of an existing project or use? ☐ Yes ☒ No

i. If Yes, what is the approximate percentage of the proposed expansion and identify the units (e.g., acres, miles, housing units, square feet)? % \_\_\_\_\_ Units: \_\_\_\_\_

d. Is the proposed action a subdivision, or does it include a subdivision? ☐ Yes ☒ No

If Yes,

i. Purpose or type of subdivision? (e.g., residential, industrial, commercial; if mixed, specify types)

ii. Is a cluster/conservation layout proposed? ☐ Yes ☐ No

iii. Number of lots proposed? \_\_\_\_\_

iv. Minimum and maximum proposed lot sizes? Minimum \_\_\_\_\_ Maximum \_\_\_\_\_

e. Will the proposed action be constructed in multiple phases? ☒ Yes ☐ No

i. If No, anticipated period of construction: \_\_\_\_\_ months

ii. If Yes:

- Total number of phases anticipated 2
- Anticipated commencement date of phase 1 (including demolition) 3 month 2023 year
- Anticipated completion date of final phase 12 month 2025 year

• Generally describe connections or relationships among phases, including any contingencies where progress of one phase may determine timing or duration of future phases: \_\_\_\_\_

Phase 1 will consist of the main infrastructure and most of the units. Phase II will expand on this and build off of previously developed lands for more dwelling units, community centers and other areas around the community.

|  |                   |                   |                     |                                       |
|--|-------------------|-------------------|---------------------|---------------------------------------|
| f. Does the project include new residential uses? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span> |                   |                   |                     |                                       |
| If Yes, show numbers of units proposed.  |                   |                   |                     |                                       |
|  | <u>One Family</u> | <u>Two Family</u> | <u>Three Family</u> | <u>Multiple Family (four or more)</u> |
| Initial Phase  | 120               |                   |                     |                                       |
| At completion of all phases  | 200               |                   |                     |                                       |

|   |  |
|---|--|
| g. Does the proposed action include new non-residential construction (including expansions)? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span> |  |
| If Yes,   |  |
| i. Total number of structures <u>3</u>  |  |
| ii. Dimensions (in feet) of largest proposed structure: <u>55</u> height; <u>170</u> width; and <u>370</u> length   |  |
| iii. Approximate extent of building space to be heated or cooled: <u>44760</u> square feet  |  |

|   |  |
|---|--|
| h. Does the proposed action include construction or other activities that will result in the impoundment of any liquids, such as creation of a water supply, reservoir, pond, lake, waste lagoon or other storage? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span> |  |
| If Yes,   |  |
| i. Purpose of the impoundment: <u>Stormwater retention pond</u>   |  |
| ii. If a water impoundment, the principal source of the water: <input type="checkbox"/> Ground water <input type="checkbox"/> Surface water streams <input checked="" type="checkbox"/> Other specify: <u>Stormwater</u>  |  |
| iii. If other than water, identify the type of impounded/contained liquids and their source.  |  |
| iv. Approximate size of the proposed impoundment. Volume: <u>2</u> million gallons; surface area: <u>2.5</u> acres  |  |
| v. Dimensions of the proposed dam or impounding structure: <u></u> height; <u></u> length   |  |
| vi. Construction method/materials for the proposed dam or impounding structure (e.g., earth fill, rock, wood, concrete): <u></u>  |  |

**D.2. Project Operations**

|   |  |
|---|--|
| a. Does the proposed action include any excavation, mining, or dredging, during construction, operations, or both? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span> |  |
| (Not including general site preparation, grading or installation of utilities or foundations where all excavated materials will remain onsite)  |  |
| If Yes:   |  |
| i. What is the purpose of the excavation or dredging? <u></u>   |  |
| ii. How much material (including rock, earth, sediments, etc.) is proposed to be removed from the site?   |  |
| <ul style="list-style-type: none"> <li>• Volume (specify tons or cubic yards): <u></u></li> <li>• Over what duration of time? <u></u></li> </ul>  |  |
| iii. Describe nature and characteristics of materials to be excavated or dredged, and plans to use, manage or dispose of them.  |  |
| <u></u>   |  |
| iv. Will there be onsite dewatering or processing of excavated materials? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span>   |  |
| If yes, describe. <u></u>   |  |
| <u></u>   |  |
| v. What is the total area to be dredged or excavated? <u></u> acres   |  |
| vi. What is the maximum area to be worked at any one time? <u></u> acres  |  |
| vii. What would be the maximum depth of excavation or dredging? <u></u> feet  |  |
| viii. Will the excavation require blasting? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span>   |  |
| ix. Summarize site reclamation goals and plan: <u></u>  |  |
| <u></u>   |  |
| <u></u>   |  |

|  |  |
|--|--|
| b. Would the proposed action cause or result in alteration of, increase or decrease in size of, or encroachment into any existing wetland, waterbody, shoreline, beach or adjacent area? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span> |  |
| If Yes:  |  |
| i. Identify the wetland or waterbody which would be affected (by name, water index number, wetland map number or geographic description): <u></u>  |  |
| <u></u>  |  |

ii. Describe how the proposed action would affect that waterbody or wetland, e.g. excavation, fill, placement of structures, or alteration of channels, banks and shorelines. Indicate extent of activities, alterations and additions in square feet or acres:

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

iii. Will the proposed action cause or result in disturbance to bottom sediments? ☐ Yes ☐ No  
If Yes, describe: \_\_\_\_\_

iv. Will the proposed action cause or result in the destruction or removal of aquatic vegetation? ☐ Yes ☐ No  
If Yes:

- acres of aquatic vegetation proposed to be removed: \_\_\_\_\_
- expected acreage of aquatic vegetation remaining after project completion: \_\_\_\_\_
- purpose of proposed removal (e.g. beach clearing, invasive species control, boat access): \_\_\_\_\_
- proposed method of plant removal: \_\_\_\_\_
- if chemical/herbicide treatment will be used, specify product(s): \_\_\_\_\_

v. Describe any proposed reclamation/mitigation following disturbance: \_\_\_\_\_

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c. Will the proposed action use, or create a new demand for water? ☒ Yes ☐ No  
If Yes:

i. Total anticipated water usage/demand per day: \_\_\_\_\_ 50000 gallons/day

ii. Will the proposed action obtain water from an existing public water supply? ☒ Yes ☐ No  
If Yes:

- Name of district or service area: Town of Henrietta Original Water District & WAT 022
- Does the existing public water supply have capacity to serve the proposal? ☒ Yes ☐ No
- Is the project site in the existing district? ☒ Yes ☐ No
- Is expansion of the district needed? ☒ Yes ☐ No
- Do existing lines serve the project site? ☒ Yes ☐ No

iii. Will line extension within an existing district be necessary to supply the project? ☒ Yes ☐ No  
If Yes:

- Describe extensions or capacity expansions proposed to serve this project: \_\_\_\_\_  
Main line water is proposed along all roadways in new senior living community
- Source(s) of supply for the district: Town of Henrietta Original Water District

iv. Is a new water supply district or service area proposed to be formed to serve the project site? ☐ Yes ☒ No  
If Yes:

- Applicant/sponsor for new district: \_\_\_\_\_
- Date application submitted or anticipated: \_\_\_\_\_
- Proposed source(s) of supply for new district: \_\_\_\_\_

v. If a public water supply will not be used, describe plans to provide water supply for the project: \_\_\_\_\_

vi. If water supply will be from wells (public or private), what is the maximum pumping capacity: \_\_\_\_\_ gallons/minute.

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d. Will the proposed action generate liquid wastes? ☒ Yes ☐ No  
If Yes:

i. Total anticipated liquid waste generation per day: \_\_\_\_\_ 50000 gallons/day

ii. Nature of liquid wastes to be generated (e.g., sanitary wastewater, industrial; if combination, describe all components and approximate volumes or proportions of each): \_\_\_\_\_  
Sanitary wastewater

iii. Will the proposed action use any existing public wastewater treatment facilities? ☒ Yes ☐ No  
If Yes:

- Name of wastewater treatment plant to be used: VanLare Wastewater Treatment Plant
- Name of district: District to be extended/formed
- Does the existing wastewater treatment plant have capacity to serve the project? ☒ Yes ☐ No
- Is the project site in the existing district? ☐ Yes ☒ No
- Is expansion of the district needed? ☒ Yes ☐ No

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|   |   |   |   |
|---|---|---|---|
| <p>h. Will the proposed action generate or emit methane (including, but not limited to, sewage treatment plants, landfills, composting facilities)? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p>i. Estimate methane generation in tons/year (metric): _____</p> <p>ii. Describe any methane capture, control or elimination measures included in project design (e.g., combustion to generate heat or electricity, flaring): _____</p>   |   |   |   |
| <p>i. Will the proposed action result in the release of air pollutants from open-air operations or processes, such as quarry or landfill operations? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes: Describe operations and nature of emissions (e.g., diesel exhaust, rock particulates/dust): _____</p>  |   |   |   |
| <p>j. Will the proposed action result in a substantial increase in traffic above present levels or generate substantial new demand for transportation facilities or services? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p>i. When is the peak traffic expected (Check all that apply): <input type="checkbox"/> Morning <input type="checkbox"/> Evening <input type="checkbox"/> Weekend<br/> <input type="checkbox"/> Randomly between hours of _____ to _____.</p> <p>ii. For commercial activities only, projected number of truck trips/day and type (e.g., semi trailers and dump trucks): _____</p> <p>iii. Parking spaces: Existing _____ Proposed _____ Net increase/decrease _____</p> <p>iv. Does the proposed action include any shared use parking? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>v. If the proposed action includes any modification of existing roads, creation of new roads or change in existing access, describe: _____</p> <p>vi. Are public/private transportation service(s) or facilities available within ½ mile of the proposed site? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>vii. Will the proposed action include access to public transportation or accommodations for use of hybrid, electric or other alternative fueled vehicles? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>viii. Will the proposed action include plans for pedestrian or bicycle accommodations for connections to existing pedestrian or bicycle routes? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p> |   |   |   |
| <p>k. Will the proposed action (for commercial or industrial projects only) generate new or additional demand for energy? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>If Yes:</p> <p>i. Estimate annual electricity demand during operation of the proposed action: _____</p> <p>ii. Anticipated sources/suppliers of electricity for the project (e.g., on-site combustion, on-site renewable, via grid/local utility, or other): _____</p> <p>iii. Will the proposed action require a new, or an upgrade, to an existing substation? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p>   |   |   |   |
| <p>l. Hours of operation. Answer all items which apply.</p> <table style="width: 100%;"> <tr> <td style="width: 50%; vertical-align: top;"> <p>i. During Construction:</p> <ul style="list-style-type: none"> <li>• Monday - Friday: _____ 7AM-6PM</li> <li>• Saturday: _____ 7AM-6PM</li> <li>• Sunday: _____</li> <li>• Holidays: _____ As allowed by Town</li> </ul> </td> <td style="width: 50%; vertical-align: top;"> <p>ii. During Operations:</p> <ul style="list-style-type: none"> <li>• Monday - Friday: _____ Continues</li> <li>• Saturday: _____</li> <li>• Sunday: _____</li> <li>• Holidays: _____</li> </ul> </td> </tr> </table>  |   | <p>i. During Construction:</p> <ul style="list-style-type: none"> <li>• Monday - Friday: _____ 7AM-6PM</li> <li>• Saturday: _____ 7AM-6PM</li> <li>• Sunday: _____</li> <li>• Holidays: _____ As allowed by Town</li> </ul> | <p>ii. During Operations:</p> <ul style="list-style-type: none"> <li>• Monday - Friday: _____ Continues</li> <li>• Saturday: _____</li> <li>• Sunday: _____</li> <li>• Holidays: _____</li> </ul> |
| <p>i. During Construction:</p> <ul style="list-style-type: none"> <li>• Monday - Friday: _____ 7AM-6PM</li> <li>• Saturday: _____ 7AM-6PM</li> <li>• Sunday: _____</li> <li>• Holidays: _____ As allowed by Town</li> </ul>   | <p>ii. During Operations:</p> <ul style="list-style-type: none"> <li>• Monday - Friday: _____ Continues</li> <li>• Saturday: _____</li> <li>• Sunday: _____</li> <li>• Holidays: _____</li> </ul> |   |   |



|   |  |
|---|--|
| <p>m. Will the proposed action produce noise that will exceed existing ambient noise levels during construction, operation, or both? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>If yes:</p> <p>i. Provide details including sources, time of day and duration:<br/> <u>Construction activities (generally 7 AM - 6PM Monday - Saturday)</u></p>  |  |
| <p>ii. Will the proposed action remove existing natural barriers that could act as a noise barrier or screen? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>Describe: _____</p>   |  |
| <p>n. Will the proposed action have outdoor lighting? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>If yes:</p> <p>i. Describe source(s), location(s), height of fixture(s), direction/aim, and proximity to nearest occupied structures:<br/> <u>Street lighting and building mounted lighting with full cut off shields. Street lighting will be approximately 20' in height</u></p>  |  |
| <p>ii. Will proposed action remove existing natural barriers that could act as a light barrier or screen? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>Describe: _____</p>   |  |
| <p>o. Does the proposed action have the potential to produce odors for more than one hour per day? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes, describe possible sources, potential frequency and duration of odor emissions, and proximity to nearest occupied structures: _____</p> <p>_____</p> <p>_____</p>   |  |
| <p>p. Will the proposed action include any bulk storage of petroleum (combined capacity of over 1,100 gallons) or chemical products 185 gallons in above ground storage or any amount in underground storage? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p>i. Product(s) to be stored _____</p> <p>ii. Volume(s) _____ per unit time _____ (e.g., month, year)</p> <p>iii. Generally, describe the proposed storage facilities: _____</p> <p>_____</p>  |  |
| <p>q. Will the proposed action (commercial, industrial and recreational projects only) use pesticides (i.e., herbicides, insecticides) during construction or operation? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p>i. Describe proposed treatment(s):</p> <p>_____</p> <p>_____</p> <p>_____</p>   |  |
| <p>ii. Will the proposed action use Integrated Pest Management Practices? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p>   |  |
| <p>r. Will the proposed action (commercial or industrial projects only) involve or require the management or disposal of solid waste (excluding hazardous materials)? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>If Yes:</p> <p>i. Describe any solid waste(s) to be generated during construction or operation of the facility:</p> <ul style="list-style-type: none"> <li>• Construction: _____ tons per _____ (unit of time)</li> <li>• Operation : _____ tons per _____ (unit of time)</li> </ul> <p>ii. Describe any proposals for on-site minimization, recycling or reuse of materials to avoid disposal as solid waste:</p> <ul style="list-style-type: none"> <li>• Construction: _____</li> <li>• Operation: _____</li> </ul> <p>iii. Proposed disposal methods/facilities for solid waste generated on-site:</p> <ul style="list-style-type: none"> <li>• Construction: _____</li> <li>• Operation: _____</li> </ul> |  |

s. Does the proposed action include construction or modification of a solid waste management facility? ☐ Yes ☒ No

If Yes:

i. Type of management or handling of waste proposed for the site (e.g., recycling or transfer station, composting, landfill, or other disposal activities): \_\_\_\_\_

ii. Anticipated rate of disposal/processing:

- \_\_\_\_\_ Tons/month, if transfer or other non-combustion/thermal treatment, or
- \_\_\_\_\_ Tons/hour, if combustion or thermal treatment

iii. If landfill, anticipated site life: \_\_\_\_\_ years

t. Will the proposed action at the site involve the commercial generation, treatment, storage, or disposal of hazardous waste? ☐ Yes ☒ No

If Yes:

i. Name(s) of all hazardous wastes or constituents to be generated, handled or managed at facility: \_\_\_\_\_

ii. Generally describe processes or activities involving hazardous wastes or constituents: \_\_\_\_\_

iii. Specify amount to be handled or generated \_\_\_\_\_ tons/month

iv. Describe any proposals for on-site minimization, recycling or reuse of hazardous constituents: \_\_\_\_\_

v. Will any hazardous wastes be disposed at an existing offsite hazardous waste facility? ☐ Yes ☐ No

If Yes: provide name and location of facility: \_\_\_\_\_

If No: describe proposed management of any hazardous wastes which will not be sent to a hazardous waste facility: \_\_\_\_\_

## E. Site and Setting of Proposed Action

**E.1. Land uses on and surrounding the project site**

a. Existing land uses.

i. Check all uses that occur on, adjoining and near the project site.

☐ Urban ☐ Industrial ☐ Commercial ☒ Residential (suburban) ☒ Rural (non-farm)

☐ Forest ☒ Agriculture ☐ Aquatic ☐ Other (specify): \_\_\_\_\_

ii. If mix of uses, generally describe: \_\_\_\_\_

b. Land uses and covertypes on the project site.

| Land use or Covertypes   | Current Acreage | Acreage After Project Completion | Change (Acres +/-) |
|--|-----------------|----------------------------------|--------------------|
| • Roads, buildings, and other paved or impervious surfaces                               | 0               | 18                               | +18                |
| • Forested   | 0               | 0                                | 0                  |
| • Meadows, grasslands or brushlands (non-agricultural, including abandoned agricultural) | 12              | 0                                | -12                |
| • Agricultural (includes active orchards, field, greenhouse etc.)                        | 69              | 0                                | -69                |
| • Surface water features (lakes, ponds, streams, rivers, etc.)                           | 0               | 2.5                              | +2.5               |
| • Wetlands (freshwater or tidal)   | 8               | 8                                | 0                  |
| • Non-vegetated (bare rock, earth or fill)   | 0               | 0                                | 0                  |
| • Other<br>Describe: <u>Lawn Area</u>  |                 | 60.5                             | +60.5              |

|   |  |
|---|--|
| <p>c. Is the project site presently used by members of the community for public recreation?<br/> i. If Yes: explain: _____</p>  | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No  |
| <p>d. Are there any facilities serving children, the elderly, people with disabilities (e.g., schools, hospitals, licensed day care centers, or group homes) within 1500 feet of the project site?<br/> If Yes,<br/> i. Identify Facilities: _____<br/> _____</p>   | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No  |
| <p>e. Does the project site contain an existing dam?<br/> If Yes:<br/> i. Dimensions of the dam and impoundment:<br/> <ul style="list-style-type: none"> <li>• Dam height: _____ feet</li> <li>• Dam length: _____ feet</li> <li>• Surface area: _____ acres</li> <li>• Volume impounded: _____ gallons OR acre-feet</li> </ul> ii. Dam's existing hazard classification: _____<br/> iii. Provide date and summarize results of last inspection: _____<br/> _____<br/> _____</p>  | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No  |
| <p>f. Has the project site ever been used as a municipal, commercial or industrial solid waste management facility, or does the project site adjoin property which is now, or was at one time, used as a solid waste management facility?<br/> If Yes:<br/> i. Has the facility been formally closed?<br/> <ul style="list-style-type: none"> <li>• If yes, cite sources/documentation: _____</li> </ul> ii. Describe the location of the project site relative to the boundaries of the solid waste management facility: _____<br/> _____<br/> _____</p>   | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No<br><br><br><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No |
| <p>g. Have hazardous wastes been generated, treated and/or disposed of at the site, or does the project site adjoin property which is now or was at one time used to commercially treat, store and/or dispose of hazardous waste?<br/> If Yes:<br/> i. Describe waste(s) handled and waste management activities, including approximate time when activities occurred: _____<br/> _____<br/> _____</p>  | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No  |
| <p>h. Potential contamination history. Has there been a reported spill at the proposed project site, or have any remedial actions been conducted at or adjacent to the proposed site?<br/> If Yes:<br/> i. Is any portion of the site listed on the NYSDEC Spills Incidents database or Environmental Site Remediation database? Check all that apply:<br/> <input type="checkbox"/> Yes – Spills Incidents database      Provide DEC ID number(s): _____<br/> <input type="checkbox"/> Yes – Environmental Site Remediation database      Provide DEC ID number(s): _____<br/> <input type="checkbox"/> Neither database<br/> ii. If site has been subject of RCRA corrective activities, describe control measures: _____<br/> _____<br/> _____</p> | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No<br><br><br><input type="checkbox"/> Yes <input type="checkbox"/> No            |
| <p>iii. Is the project within 2000 feet of any site in the NYSDEC Environmental Site Remediation database?<br/> If yes, provide DEC ID number(s): 828037</p>  | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No  |
| <p>iv. If yes to (i), (ii) or (iii) above, describe current status of site(s):<br/> _____ The site was delisted in 1994 after a Preliminary Site Assessment did not document the disposal on any hazardous wastes.<br/> _____ The remediation site is north of the property on the north eastern corner of the Thruway and Middle Road.<br/> _____</p>  |  |

|  |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
|--|---|---|-------------------------|--|-------------------|--|----------------------|-------------|---|---|-------------------------------------|-------------|--|
| v. Is the project site subject to an institutional control limiting property uses? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span>  |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| <ul style="list-style-type: none"> <li>If yes, DEC site ID number: _____</li> <li>Describe the type of institutional control (e.g., deed restriction or easement): _____</li> <li>Describe any use limitations: _____</li> <li>Describe any engineering controls: _____</li> <li>Will the project affect the institutional or engineering controls in place? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></li> <li>Explain: _____<br/> _____</li> </ul>   |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| <b>E.2. Natural Resources On or Near Project Site</b>  |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| a. What is the average depth to bedrock on the project site? _____ 9 feet  |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| b. Are there bedrock outcroppings on the project site? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span><br>If Yes, what proportion of the site is comprised of bedrock outcroppings? _____ %   |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| c. Predominant soil type(s) present on project site: <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 70%; border-bottom: 1px solid black;">Cayuga Silt Loam</td> <td style="width: 30%; text-align: right; border-bottom: 1px solid black;">29.1 %</td> </tr> <tr> <td style="border-bottom: 1px solid black;">Hilton Loam</td> <td style="text-align: right; border-bottom: 1px solid black;">15.9 %</td> </tr> <tr> <td style="border-bottom: 1px solid black;">Lakemont Silt Loam</td> <td style="text-align: right; border-bottom: 1px solid black;">15.2 %</td> </tr> </table>   |   | Cayuga Silt Loam                                  | 29.1 %                  | Hilton Loam  | 15.9 %            | Lakemont Silt Loam                                 | 15.2 %               |             |   |   |                                     |             |  |
| Cayuga Silt Loam   | 29.1 %  |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| Hilton Loam  | 15.9 %  |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| Lakemont Silt Loam   | 15.2 %  |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| d. What is the average depth to the water table on the project site? Average: _____ 8 feet   |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| e. Drainage status of project site soils: <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 40%;"><input checked="" type="checkbox"/> Well Drained:</td> <td style="width: 60%; text-align: right;">15 % of site</td> </tr> <tr> <td><input checked="" type="checkbox"/> Moderately Well Drained:</td> <td style="text-align: right;">50 % of site</td> </tr> <tr> <td><input checked="" type="checkbox"/> Poorly Drained</td> <td style="text-align: right;">35 % of site</td> </tr> </table>  |   | <input checked="" type="checkbox"/> Well Drained: | 15 % of site            | <input checked="" type="checkbox"/> Moderately Well Drained: | 50 % of site      | <input checked="" type="checkbox"/> Poorly Drained | 35 % of site         |             |   |   |                                     |             |  |
| <input checked="" type="checkbox"/> Well Drained:  | 15 % of site  |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| <input checked="" type="checkbox"/> Moderately Well Drained:   | 50 % of site  |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| <input checked="" type="checkbox"/> Poorly Drained   | 35 % of site  |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| f. Approximate proportion of proposed action site with slopes: <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 40%;"><input checked="" type="checkbox"/> 0-10%:</td> <td style="width: 60%; text-align: right;">90 % of site</td> </tr> <tr> <td><input checked="" type="checkbox"/> 10-15%:</td> <td style="text-align: right;">10 % of site</td> </tr> <tr> <td><input type="checkbox"/> 15% or greater:</td> <td style="text-align: right;">0 % of site</td> </tr> </table>  |   | <input checked="" type="checkbox"/> 0-10%:        | 90 % of site            | <input checked="" type="checkbox"/> 10-15%:                  | 10 % of site      | <input type="checkbox"/> 15% or greater:           | 0 % of site          |             |   |   |                                     |             |  |
| <input checked="" type="checkbox"/> 0-10%:   | 90 % of site  |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| <input checked="" type="checkbox"/> 10-15%:  | 10 % of site  |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| <input type="checkbox"/> 15% or greater:   | 0 % of site   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| g. Are there any unique geologic features on the project site? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span><br>If Yes, describe: _____<br>_____  |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| h. Surface water features.   |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| i. Does any portion of the project site contain wetlands or other waterbodies (including streams, rivers, ponds or lakes)? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span>  |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| ii. Do any wetlands or other waterbodies adjoin the project site? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span>   |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| If Yes to either <i>i</i> or <i>ii</i> , continue. If No, skip to E.2.i.   |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| iii. Are any of the wetlands or waterbodies within or adjoining the project site regulated by any federal, state or local agency? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span>   |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| iv. For each identified regulated wetland and waterbody on the project site, provide the following information: <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 10%;">• Streams:</td> <td style="width: 40%;">Name 821-10(off - site)</td> <td style="width: 50%;">Classification <sup>C</sup> _____</td> </tr> <tr> <td>• Lakes or Ponds:</td> <td>Name _____</td> <td>Classification _____</td> </tr> <tr> <td>• Wetlands:</td> <td>Name Federal Waters, Federal Waters, Federal Waters,...</td> <td>Approximate Size 123.7 acres (not impacted)</td> </tr> <tr> <td>• Wetland No. (if regulated by DEC)</td> <td colspan="2">HR-20 _____</td> </tr> </table> |   | • Streams:  | Name 821-10(off - site) | Classification <sup>C</sup> _____                            | • Lakes or Ponds: | Name _____   | Classification _____ | • Wetlands: | Name Federal Waters, Federal Waters, Federal Waters,... | Approximate Size 123.7 acres (not impacted) | • Wetland No. (if regulated by DEC) | HR-20 _____ |  |
| • Streams:   | Name 821-10(off - site)                                 | Classification <sup>C</sup> _____                 |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| • Lakes or Ponds:  | Name _____  | Classification _____                              |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| • Wetlands:  | Name Federal Waters, Federal Waters, Federal Waters,... | Approximate Size 123.7 acres (not impacted)       |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| • Wetland No. (if regulated by DEC)  | HR-20 _____   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| v. Are any of the above water bodies listed in the most recent compilation of NYS water quality-impaired waterbodies? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span><br>If yes, name of impaired water body/bodies and basis for listing as impaired: _____<br>Name - Pollutants - Uses: Red Creek and tributaries – Unknown Toxicity – Recreation; Aquatic Life   |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| i. Is the project site in a designated Floodway? (not impacted) <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span>   |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| j. Is the project site in the 100-year Floodplain? (not impacted) <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span>   |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| k. Is the project site in the 500-year Floodplain? (not impacted) <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span>   |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| l. Is the project site located over, or immediately adjoining, a primary, principal or sole source aquifer? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span><br>If Yes:  |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |
| i. Name of aquifer: _____  |   |   |                         |  |                   |  |                      |             |   |   |                                     |             |  |

|   |            |              |                 |         |       |                |            |      |         |        |              |
|---|------------|--------------|-----------------|---------|-------|----------------|------------|------|---------|--------|--------------|
| <p>m. Identify the predominant wildlife species that occupy or use the project site:</p> <table style="width: 100%; border: none;"> <tr> <td style="width: 33%; border-bottom: 1px solid black;">White Tail Deer</td> <td style="width: 33%; border-bottom: 1px solid black;">Raccoon</td> <td style="width: 33%; border-bottom: 1px solid black;">Skunk</td> </tr> <tr> <td style="border-bottom: 1px solid black;">Grey Squirrels</td> <td style="border-bottom: 1px solid black;">Song Birds</td> <td style="border-bottom: 1px solid black;">Frog</td> </tr> <tr> <td style="border-bottom: 1px solid black;">Red Fox</td> <td style="border-bottom: 1px solid black;">Possum</td> <td style="border-bottom: 1px solid black;">Garden snake</td> </tr> </table> |            |              | White Tail Deer | Raccoon | Skunk | Grey Squirrels | Song Birds | Frog | Red Fox | Possum | Garden snake |
| White Tail Deer   | Raccoon    | Skunk        |                 |         |       |                |            |      |         |        |              |
| Grey Squirrels  | Song Birds | Frog         |                 |         |       |                |            |      |         |        |              |
| Red Fox   | Possum     | Garden snake |                 |         |       |                |            |      |         |        |              |
| <p>n. Does the project site contain a designated significant natural community? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. Describe the habitat/community (composition, function, and basis for designation): _____</p> <p style="margin-left: 20px;">ii. Source(s) of description or evaluation: _____</p> <p style="margin-left: 20px;">iii. Extent of community/habitat:</p> <ul style="list-style-type: none"> <li>• Currently: _____ acres</li> <li>• Following completion of project as proposed: _____ acres</li> <li>• Gain or loss (indicate + or -): _____ acres</li> </ul>   |            |              |                 |         |       |                |            |      |         |        |              |
| <p>o. Does project site contain any species of plant or animal that is listed by the federal government or NYS as endangered or threatened, or does it contain any areas identified as habitat for an endangered or threatened species? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. Species and listing (endangered or threatened): _____</p> <p>_____</p> <p>_____</p>  |            |              |                 |         |       |                |            |      |         |        |              |
| <p>p. Does the project site contain any species of plant or animal that is listed by NYS as rare, or as a species of special concern? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. Species and listing: _____</p> <p>_____</p> <p>_____</p>   |            |              |                 |         |       |                |            |      |         |        |              |
| <p>q. Is the project site or adjoining area currently used for hunting, trapping, fishing or shell fishing? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If yes, give a brief description of how the proposed action may affect that use: _____</p> <p>_____</p> <p>_____</p>  |            |              |                 |         |       |                |            |      |         |        |              |
| <p><b>E.3. Designated Public Resources On or Near Project Site</b></p>  |            |              |                 |         |       |                |            |      |         |        |              |
| <p>a. Is the project site, or any portion of it, located in a designated agricultural district certified pursuant to Agriculture and Markets Law, Article 25-AA, Section 303 and 304? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>If Yes, provide county plus district name/number: <u>MONRcn6</u></p>  |            |              |                 |         |       |                |            |      |         |        |              |
| <p>b. Are agricultural lands consisting of highly productive soils present? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p style="margin-left: 20px;">i. If Yes: acreage(s) on project site? _____</p> <p style="margin-left: 20px;">ii. Source(s) of soil rating(s): _____</p>  |            |              |                 |         |       |                |            |      |         |        |              |
| <p>c. Does the project site contain all or part of, or is it substantially contiguous to, a registered National Natural Landmark? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. Nature of the natural landmark: <input type="checkbox"/> Biological Community <input type="checkbox"/> Geological Feature</p> <p style="margin-left: 20px;">ii. Provide brief description of landmark, including values behind designation and approximate size/extent: _____</p> <p>_____</p> <p>_____</p>  |            |              |                 |         |       |                |            |      |         |        |              |
| <p>d. Is the project site located in or does it adjoin a state listed Critical Environmental Area? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. CEA name: _____</p> <p style="margin-left: 20px;">ii. Basis for designation: _____</p> <p style="margin-left: 20px;">iii. Designating agency and date: _____</p>  |            |              |                 |         |       |                |            |      |         |        |              |

|   |  |
|---|--|
| e. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span>         |  |
| If Yes: <ul style="list-style-type: none"> <li>i. Nature of historic/archaeological resource: <input checked="" type="checkbox"/> Archaeological Site      <input checked="" type="checkbox"/> Historic Building or District</li> <li>ii. Name: <u>Eligible property: 1063 Erie Station Rd (Locally Designated Henrietta Historic Site) (SW corner of Middle Road and Erie Station intersection.)</u></li> <li>iii. Brief description of attributes on which listing is based: _____</li> </ul> |  |
| f. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span>  |  |
| g. Have additional archaeological or historic site(s) or resources been identified on the project site? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span>  |  |
| If Yes: <ul style="list-style-type: none"> <li>i. Describe possible resource(s): _____</li> <li>ii. Basis for identification: _____</li> </ul>  |  |
| h. Is the project site within five miles of any officially designated and publicly accessible federal, state, or local scenic or aesthetic resource? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span>   |  |
| If Yes: <ul style="list-style-type: none"> <li>i. Identify resource: _____</li> <li>ii. Nature of, or basis for, designation (e.g., established highway overlook, state or local park, state historic trail or scenic byway, etc.): _____</li> <li>iii. Distance between project and resource: _____ miles.</li> </ul>  |  |
| i. Is the project site located within a designated river corridor under the Wild, Scenic and Recreational Rivers Program 6 NYCRR 666? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span>  |  |
| If Yes: <ul style="list-style-type: none"> <li>i. Identify the name of the river and its designation: _____</li> <li>ii. Is the activity consistent with development restrictions contained in 6 NYCRR Part 666? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></li> </ul>   |  |

#### F. Additional Information

Attach any additional information which may be needed to clarify your project.

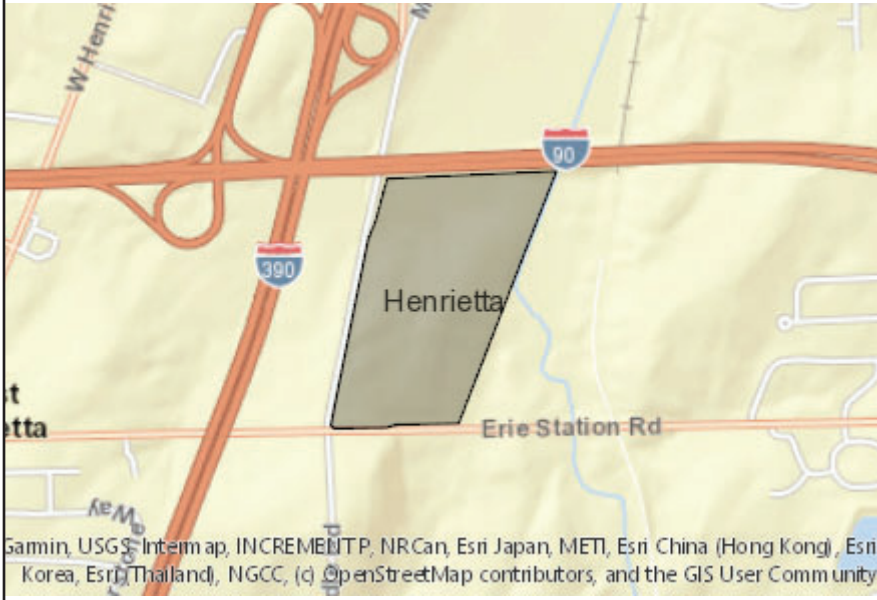
If you have identified any adverse impacts which could be associated with your proposal, please describe those impacts plus any measures which you propose to avoid or minimize them.

#### G. Verification

I certify that the information provided is true to the best of my knowledge.

Applicant/Sponsor Name Edmund S. Martin, P.E. Date 4-8-22

Signature  Title Sr. Project Manager



**Disclaimer:** The EAF Mapper is a screening tool intended to assist project sponsors and reviewing agencies in preparing an environmental assessment form (EAF). Not all questions asked in the EAF are answered by the EAF Mapper. Additional information on any EAF question can be obtained by consulting the EAF Workbooks. Although the EAF Mapper provides the most up-to-date digital data available to DEC, you may also need to contact local or other data sources in order to obtain data not provided by the Mapper. Digital data is not a substitute for agency determinations.



|  |   |
|--|---|
| B.i.i [Coastal or Waterfront Area]   | No  |
| B.i.ii [Local Waterfront Revitalization Area]                                      | No  |
| C.2.b. [Special Planning District]   | Yes - Digital mapping data are not available for all Special Planning Districts. Refer to EAF Workbook.                           |
| C.2.b. [Special Planning District - Name]  | NYS Heritage Areas: West Erie Canal Corridor  |
| E.1.h [DEC Spills or Remediation Site - Potential Contamination History]           | Digital mapping data are not available or are incomplete. Refer to EAF Workbook.  |
| E.1.h.i [DEC Spills or Remediation Site - Listed]                                  | Digital mapping data are not available or are incomplete. Refer to EAF Workbook.  |
| E.1.h.i [DEC Spills or Remediation Site - Environmental Site Remediation Database] | Digital mapping data are not available or are incomplete. Refer to EAF Workbook.  |
| E.1.h.iii [Within 2,000' of DEC Remediation Site]                                  | Yes   |
| E.1.h.iii [Within 2,000' of DEC Remediation Site - DEC ID]                         | 828037  |
| E.2.g [Unique Geologic Features]   | No  |
| E.2.h.i [Surface Water Features]   | Yes   |
| E.2.h.ii [Surface Water Features]  | Yes   |
| E.2.h.iii [Surface Water Features]   | Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook. |
| E.2.h.iv [Surface Water Features - Stream Name]                                    | 821-10  |
| E.2.h.iv [Surface Water Features - Stream Classification]                          | C   |
| E.2.h.iv [Surface Water Features - Wetlands Name]                                  | Federal Waters  |
| E.2.h.v [Impaired Water Bodies]  | Yes   |



|   |   |
|---|---|
| E.2.h.v [Impaired Water Bodies - Name and Basis for Listing]                            | Name - Pollutants - Uses:Red Creek and tributaries – Unknown Toxicity – Recreation;Aquatic Life         |
| E.2.i. [Floodway]   | Yes   |
| E.2.j. [100 Year Floodplain]  | Yes   |
| E.2.k. [500 Year Floodplain]  | Yes   |
| E.2.l. [Aquifers]   | No  |
| E.2.n. [Natural Communities]  | No  |
| E.2.o. [Endangered or Threatened Species]   | No  |
| E.2.p. [Rare Plants or Animals]   | No  |
| E.3.a. [Agricultural District]  | Yes   |
| E.3.a. [Agricultural District]  | MONRcn6   |
| E.3.c. [National Natural Landmark]  | No  |
| E.3.d [Critical Environmental Area]   | No  |
| E.3.e. [National or State Register of Historic Places or State Eligible Sites]          | Yes - Digital mapping data for archaeological site boundaries are not available. Refer to EAF Workbook. |
| E.3.e.ii [National or State Register of Historic Places or State Eligible Sites - Name] | Eligible property:1063 Erie Station Rd (Locally Designated Henrietta Historic Site)                     |
| E.3.f. [Archeological Sites]  | Yes   |
| E.3.i. [Designated River Corridor]  | No  |



**Full Environmental Assessment Form**  
**Part 2 - Identification of Potential Project Impacts**

|  |
|--|
| <b>Agency Use Only [If applicable]</b>   |
| Project : <span style="border: 1px solid black; padding: 0 5px;">Masonic Care Community</span> |
| Date : <span style="border: 1px solid black; padding: 0 5px;">Revised 6/082022</span>          |

**Part 2 is to be completed by the lead agency.** Part 2 is designed to help the lead agency inventory all potential resources that could be affected by a proposed project or action. We recognize that the lead agency's reviewer(s) will not necessarily be environmental professionals. So, the questions are designed to walk a reviewer through the assessment process by providing a series of questions that can be answered using the information found in Part 1. To further assist the lead agency in completing Part 2, the form identifies the most relevant questions in Part 1 that will provide the information needed to answer the Part 2 question. When Part 2 is completed, the lead agency will have identified the relevant environmental areas that may be impacted by the proposed activity.

If the lead agency is a state agency **and** the action is in any Coastal Area, complete the Coastal Assessment Form before proceeding with this assessment.

**Tips for completing Part 2:**

- Review all of the information provided in Part 1.
- Review any application, maps, supporting materials and the Full EAF Workbook.
- Answer each of the 18 questions in Part 2.
- If you answer “**Yes**” to a numbered question, please complete all the questions that follow in that section.
- If you answer “**No**” to a numbered question, move on to the next numbered question.
- Check appropriate column to indicate the anticipated size of the impact.
- Proposed projects that would exceed a numeric threshold contained in a question should result in the reviewing agency checking the box “Moderate to large impact may occur.”
- The reviewer is not expected to be an expert in environmental analysis.
- If you are not sure or undecided about the size of an impact, it may help to review the sub-questions for the general question and consult the workbook.
- When answering a question consider all components of the proposed activity, that is, the “whole action”.
- Consider the possibility for long-term and cumulative impacts as well as direct impacts.
- Answer the question in a reasonable manner considering the scale and context of the project.

| <b>1. Impact on Land</b><br>Proposed action may involve construction on, or physical alteration of, the land surface of the proposed site. (See Part 1. D.1)<br><i>If “Yes”, answer questions a - j. If “No”, move on to Section 2.</i> <div style="text-align: right;"> <input type="checkbox"/> NO      <input checked="" type="checkbox"/> YES         </div> |                                   |  |   |
|--|-----------------------------------|--|---|
|  | Relevant<br>Part I<br>Question(s) | No, or<br>small<br>impact<br>may occur | Moderate<br>to large<br>impact may<br>occur |
| a. The proposed action may involve construction on land where depth to water table is less than 3 feet.  | E2d                               | <input checked="" type="checkbox"/>    | <input type="checkbox"/>                    |
| b. The proposed action may involve construction on slopes of 15% or greater.   | E2f                               | <input type="checkbox"/>               | <input checked="" type="checkbox"/>         |
| c. The proposed action may involve construction on land where bedrock is exposed, or generally within 5 feet of existing ground surface.   | E2a                               | <input checked="" type="checkbox"/>    | <input type="checkbox"/>                    |
| d. The proposed action may involve the excavation and removal of more than 1,000 tons of natural material.   | D2a                               | <input type="checkbox"/>               | <input checked="" type="checkbox"/>         |
| e. The proposed action may involve construction that continues for more than one year or in multiple phases.   | D1e                               | <input type="checkbox"/>               | <input checked="" type="checkbox"/>         |
| f. The proposed action may result in increased erosion, whether from physical disturbance or vegetation removal (including from treatment by herbicides).  | D2e, D2q                          | <input type="checkbox"/>               | <input checked="" type="checkbox"/>         |
| g. The proposed action is, or may be, located within a Coastal Erosion hazard area.  | B1i                               | <input checked="" type="checkbox"/>    | <input type="checkbox"/>                    |
| h. Other impacts: _____<br>_____   |                                   | <input type="checkbox"/>               | <input type="checkbox"/>                    |

|   |                                    |                                      |   |
|---|------------------------------------|--------------------------------------|---|
| <b>2. Impact on Geological Features</b><br>The proposed action may result in the modification or destruction of, or inhibit access to, any unique or unusual land forms on the site (e.g., cliffs, dunes, minerals, fossils, caves). (See Part 1. E.2.g) <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES<br><i>If "Yes", answer questions a - c. If "No", move on to Section 3.</i> |                                    |                                      |   |
|   | <b>Relevant Part I Question(s)</b> | <b>No, or small impact may occur</b> | <b>Moderate to large impact may occur</b> |
| a. Identify the specific land form(s) attached: _____   | E2g                                | <input type="checkbox"/>             | <input type="checkbox"/>                  |
| b. The proposed action may affect or is adjacent to a geological feature listed as a registered National Natural Landmark.<br>Specific feature: _____   | E3c                                | <input type="checkbox"/>             | <input type="checkbox"/>                  |
| c. Other impacts: _____   |                                    | <input type="checkbox"/>             | <input type="checkbox"/>                  |

|  |                                    |                                      |   |
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| <b>3. Impacts on Surface Water</b><br>The proposed action may affect one or more wetlands or other surface water bodies (e.g., streams, rivers, ponds or lakes). (See Part 1. D.2, E.2.h) <input type="checkbox"/> NO <input checked="" type="checkbox"/> YES<br><i>If "Yes", answer questions a - l. If "No", move on to Section 4.</i> |                                    |                                      |   |
|  | <b>Relevant Part I Question(s)</b> | <b>No, or small impact may occur</b> | <b>Moderate to large impact may occur</b> |
| a. The proposed action may create a new water body.  | D2b, D1h                           | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| b. The proposed action may result in an increase or decrease of over 10% or more than a 10 acre increase or decrease in the surface area of any body of water.   | D2b                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| c. The proposed action may involve dredging more than 100 cubic yards of material from a wetland or water body.  | D2a                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| d. The proposed action may involve construction within or adjoining a freshwater or tidal wetland, or in the bed or banks of any other water body.   | E2h                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| e. The proposed action may create turbidity in a waterbody, either from upland erosion, runoff or by disturbing bottom sediments.  | D2a, D2h                           | <input type="checkbox"/>             | <input checked="" type="checkbox"/>       |
| f. The proposed action may include construction of one or more intake(s) for withdrawal of water from surface water.   | D2c                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| g. The proposed action may include construction of one or more outfall(s) for discharge of wastewater to surface water(s).   | D2d                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| h. The proposed action may cause soil erosion, or otherwise create a source of stormwater discharge that may lead to siltation or other degradation of receiving water bodies.   | D2e                                | <input type="checkbox"/>             | <input checked="" type="checkbox"/>       |
| i. The proposed action may affect the water quality of any water bodies within or downstream of the site of the proposed action.   | E2h                                | <input type="checkbox"/>             | <input checked="" type="checkbox"/>       |
| j. The proposed action may involve the application of pesticides or herbicides in or around any water body.  | D2q, E2h                           | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| k. The proposed action may require the construction of new, or expansion of existing, wastewater treatment facilities.   | D1a, D2d                           | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |

|                                  |  |                          |                          |
|----------------------------------|--|--------------------------|--------------------------|
| l. Other impacts: _____<br>_____ |  | <input type="checkbox"/> | <input type="checkbox"/> |
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| <b>4. Impact on groundwater</b><br>The proposed action may result in new or additional use of ground water, or may have the potential to introduce contaminants to ground water or an aquifer.<br>(See Part 1. D.2.a, D.2.c, D.2.d, D.2.p, D.2.q, D.2.t)<br><i>If "Yes", answer questions a - h. If "No", move on to Section 5.</i> |                                    |                                      |   |
|   |                                    | <input type="checkbox"/> NO          | <input checked="" type="checkbox"/> YES   |
|   | <b>Relevant Part I Question(s)</b> | <b>No, or small impact may occur</b> | <b>Moderate to large impact may occur</b> |
| a. The proposed action may require new water supply wells, or create additional demand on supplies from existing water supply wells.  | D2c                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| b. Water supply demand from the proposed action may exceed safe and sustainable withdrawal capacity rate of the local supply or aquifer.<br>Cite Source: _____  | D2c                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| c. The proposed action may allow or result in residential uses in areas without water and sewer services.   | D1a, D2c                           | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| d. The proposed action may include or require wastewater discharged to groundwater.   | D2d, E2l                           | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| e. The proposed action may result in the construction of water supply wells in locations where groundwater is, or is suspected to be, contaminated.   | D2c, E1f, E1g, E1h                 | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| f. The proposed action may require the bulk storage of petroleum or chemical products over ground water or an aquifer.  | D2p, E2l                           | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| g. The proposed action may involve the commercial application of pesticides within 100 feet of potable drinking water or irrigation sources.  | E2h, D2q, E2l, D2c                 | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| h. Other impacts: _____<br>_____  |                                    | <input type="checkbox"/>             | <input type="checkbox"/>                  |

|   |                                    |                                      |   |
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| <b>5. Impact on Flooding</b><br>The proposed action may result in development on lands subject to flooding.<br>(See Part 1. E.2)<br><i>If "Yes", answer questions a - g. If "No", move on to Section 6.</i> |                                    |                                      |   |
|   |                                    | <input type="checkbox"/> NO          | <input checked="" type="checkbox"/> YES   |
|   | <b>Relevant Part I Question(s)</b> | <b>No, or small impact may occur</b> | <b>Moderate to large impact may occur</b> |
| a. The proposed action may result in development in a designated floodway.  | E2i                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| b. The proposed action may result in development within a 100 year floodplain.  | E2j                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| c. The proposed action may result in development within a 500 year floodplain.  | E2k                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| d. The proposed action may result in, or require, modification of existing drainage patterns.   | D2b, D2e                           | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| e. The proposed action may change flood water flows that contribute to flooding.  | D2b, E2i, E2j, E2k                 | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| f. If there is a dam located on the site of the proposed action, is the dam in need of repair, or upgrade?  | E1e                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |

|                                  |  |                          |                          |
|----------------------------------|--|--------------------------|--------------------------|
| g. Other impacts: _____<br>_____ |  | <input type="checkbox"/> | <input type="checkbox"/> |
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| <b>6. Impacts on Air</b><br>The proposed action may include a state regulated air emission source. (See Part 1. D.2.f., D.2.h, D.2.g)<br><i>If "Yes", answer questions a - f. If "No", move on to Section 7.</i>                            |                                    |  |   |
|   |                                    | <input checked="" type="checkbox"/> NO | <input type="checkbox"/> YES              |
|   | <b>Relevant Part I Question(s)</b> | <b>No, or small impact may occur</b>   | <b>Moderate to large impact may occur</b> |
| a. If the proposed action requires federal or state air emission permits, the action may also emit one or more greenhouse gases at or above the following levels:   |                                    |  |   |
| i. More than 1000 tons/year of carbon dioxide (CO <sub>2</sub> )  | D2g                                | <input type="checkbox"/>               | <input type="checkbox"/>                  |
| ii. More than 3.5 tons/year of nitrous oxide (N <sub>2</sub> O)   | D2g                                | <input type="checkbox"/>               | <input type="checkbox"/>                  |
| iii. More than 1000 tons/year of carbon equivalent of perfluorocarbons (PFCs)   | D2g                                | <input type="checkbox"/>               | <input type="checkbox"/>                  |
| iv. More than .045 tons/year of sulfur hexafluoride (SF <sub>6</sub> )  | D2g                                | <input type="checkbox"/>               | <input type="checkbox"/>                  |
| v. More than 1000 tons/year of carbon dioxide equivalent of hydrochloroflourocarbons (HFCs) emissions   | D2g                                | <input type="checkbox"/>               | <input type="checkbox"/>                  |
| vi. 43 tons/year or more of methane   | D2h                                | <input type="checkbox"/>               | <input type="checkbox"/>                  |
| b. The proposed action may generate 10 tons/year or more of any one designated hazardous air pollutant, or 25 tons/year or more of any combination of such hazardous air pollutants.  | D2g                                | <input type="checkbox"/>               | <input type="checkbox"/>                  |
| c. The proposed action may require a state air registration, or may produce an emissions rate of total contaminants that may exceed 5 lbs. per hour, or may include a heat source capable of producing more than 10 million BTU's per hour. | D2f, D2g                           | <input type="checkbox"/>               | <input type="checkbox"/>                  |
| d. The proposed action may reach 50% of any of the thresholds in "a" through "c", above.  | D2g                                | <input type="checkbox"/>               | <input type="checkbox"/>                  |
| e. The proposed action may result in the combustion or thermal treatment of more than 1 ton of refuse per hour.   | D2s                                | <input type="checkbox"/>               | <input type="checkbox"/>                  |
| f. Other impacts: _____<br>_____  |                                    | <input type="checkbox"/>               | <input type="checkbox"/>                  |

|  |                                    |                                      |   |
|--|------------------------------------|--------------------------------------|---|
| <b>7. Impact on Plants and Animals</b><br>The proposed action may result in a loss of flora or fauna. (See Part 1. E.2. m.-q.)<br><i>If "Yes", answer questions a - j. If "No", move on to Section 8.</i>  |                                    |                                      |   |
|  |                                    | <input type="checkbox"/> NO          | <input checked="" type="checkbox"/> YES   |
|  | <b>Relevant Part I Question(s)</b> | <b>No, or small impact may occur</b> | <b>Moderate to large impact may occur</b> |
| a. The proposed action may cause reduction in population or loss of individuals of any threatened or endangered species, as listed by New York State or the Federal government, that use the site, or are found on, over, or near the site.                  | E2o                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| b. The proposed action may result in a reduction or degradation of any habitat used by any rare, threatened or endangered species, as listed by New York State or the federal government.  | E2o                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| c. The proposed action may cause reduction in population, or loss of individuals, of any species of special concern or conservation need, as listed by New York State or the Federal government, that use the site, or are found on, over, or near the site. | E2p                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| d. The proposed action may result in a reduction or degradation of any habitat used by any species of special concern and conservation need, as listed by New York State or the Federal government.  | E2p                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |

|  |     |                                     |                          |
|--|-----|-------------------------------------|--------------------------|
| e. The proposed action may diminish the capacity of a registered National Natural Landmark to support the biological community it was established to protect.  | E3c | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| f. The proposed action may result in the removal of, or ground disturbance in, any portion of a designated significant natural community.<br>Source: _____   | E2n | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| g. The proposed action may substantially interfere with nesting/breeding, foraging, or over-wintering habitat for the predominant species that occupy or use the project site.                       | E2m | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| h. The proposed action requires the conversion of more than 10 acres of forest, grassland or any other regionally or locally important habitat.<br>Habitat type & information source: _____<br>_____ | E1b | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| i. Proposed action (commercial, industrial or recreational projects, only) involves use of herbicides or pesticides.   | D2q | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| j. Other impacts: _____<br>_____   |     | <input type="checkbox"/>            | <input type="checkbox"/> |

|   |                                    |                                      |   |
|---|------------------------------------|--------------------------------------|---|
| <b>8. Impact on Agricultural Resources</b><br>The proposed action may impact agricultural resources. (See Part 1. E.3.a. and b.) <input type="checkbox"/> NO <input checked="" type="checkbox"/> YES<br><i>If "Yes", answer questions a - h. If "No", move on to Section 9.</i> |                                    |                                      |   |
|   | <b>Relevant Part I Question(s)</b> | <b>No, or small impact may occur</b> | <b>Moderate to large impact may occur</b> |
| a. The proposed action may impact soil classified within soil group 1 through 4 of the NYS Land Classification System.  | E2c, E3b                           | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| b. The proposed action may sever, cross or otherwise limit access to agricultural land (includes cropland, hayfields, pasture, vineyard, orchard, etc).   | E1a, E1b                           | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| c. The proposed action may result in the excavation or compaction of the soil profile of active agricultural land.  | E3b                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| d. The proposed action may irreversibly convert agricultural land to non-agricultural uses, either more than 2.5 acres if located in an Agricultural District, or more than 10 acres if not within an Agricultural District.  | E1b, E3a                           | <input type="checkbox"/>             | <input checked="" type="checkbox"/>       |
| e. The proposed action may disrupt or prevent installation of an agricultural land management system.   | E1 a, E1b                          | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| f. The proposed action may result, directly or indirectly, in increased development potential or pressure on farmland.  | C2c, C3, D2c, D2d                  | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| g. The proposed project is not consistent with the adopted municipal Farmland Protection Plan.  | C2c                                | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                  |
| h. Other impacts: _____   |                                    | <input type="checkbox"/>             | <input type="checkbox"/>                  |

| <b>9. Impact on Aesthetic Resources</b><br>The land use of the proposed action are obviously different from, or are in sharp contrast to, current land use patterns between the proposed project and a scenic or aesthetic resource. (Part 1. E.1.a, E.1.b, E.3.h.)<br><i>If "Yes", answer questions a - g. If "No", go to Section 10.</i> |                             |  |  |
|--|-----------------------------|--|--|
|  |                             | <input type="checkbox"/> NO  | <input checked="" type="checkbox"/> YES              |
|  | Relevant Part I Question(s) | No, or small impact may occur  | Moderate to large impact may occur                   |
| a. Proposed action may be visible from any officially designated federal, state, or local scenic or aesthetic resource.  | E3h                         | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                             |
| b. The proposed action may result in the obstruction, elimination or significant screening of one or more officially designated scenic views.  | E3h, C2b                    | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                             |
| c. The proposed action may be visible from publicly accessible vantage points:<br>i. Seasonally (e.g., screened by summer foliage, but visible during other seasons)<br>ii. Year round   | E3h                         | <input checked="" type="checkbox"/><br><input checked="" type="checkbox"/> | <input type="checkbox"/><br><input type="checkbox"/> |
| d. The situation or activity in which viewers are engaged while viewing the proposed action is:<br>i. Routine travel by residents, including travel to and from work<br>ii. Recreational or tourism based activities   | E3h<br>E2q,<br>E1c          | <input checked="" type="checkbox"/><br><input checked="" type="checkbox"/> | <input type="checkbox"/><br><input type="checkbox"/> |
| e. The proposed action may cause a diminishment of the public enjoyment and appreciation of the designated aesthetic resource.   | E3h                         | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                             |
| f. There are similar projects visible within the following distance of the proposed project:<br>0-1/2 mile<br>1/2 -3 mile<br>3-5 mile<br>5+ mile   | D1a, E1a,<br>D1f, D1g       | <input checked="" type="checkbox"/>  | <input type="checkbox"/>                             |
| g. Other impacts: _____<br>_____   |                             | <input type="checkbox"/>   | <input type="checkbox"/>                             |

| <b>10. Impact on Historic and Archeological Resources</b><br>The proposed action may occur in or adjacent to a historic or archaeological resource. (Part 1. E.3.e, f. and g.)<br><i>If "Yes", answer questions a - e. If "No", go to Section 11.</i>   |                             |                                     |   |
|---|-----------------------------|-------------------------------------|---|
|   |                             | <input type="checkbox"/> NO         | <input checked="" type="checkbox"/> YES |
|   | Relevant Part I Question(s) | No, or small impact may occur       | Moderate to large impact may occur      |
| a. The proposed action may occur wholly or partially within, or substantially contiguous to, any buildings, archaeological site or district which is listed on the National or State Register of Historical Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places. | E3e                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>                |
| b. The proposed action may occur wholly or partially within, or substantially contiguous to, an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory.  | E3f                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>                |
| c. The proposed action may occur wholly or partially within, or substantially contiguous to, an archaeological site not included on the NY SHPO inventory.<br>Source: _____   | E3g                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>                |

|  |   |   |   |
|--|---|---|---|
| d. Other impacts: _____<br>_____   |   | <input type="checkbox"/>  | <input type="checkbox"/>  |
| <p>If any of the above (a-d) are answered “Moderate to large impact may occur”, continue with the following questions to help support conclusions in Part 3:</p> <p>e.</p> <p>i. The proposed action may result in the destruction or alteration of all or part of the site or property.</p> <p>ii. The proposed action may result in the alteration of the property’s setting or integrity.</p> <p>iii. The proposed action may result in the introduction of visual elements which are out of character with the site or property, or may alter its setting.</p> | <p>E3e, E3g, E3f</p> <p>E3e, E3f, E3g, E1a, E1b</p> <p>E3e, E3f, E3g, E3h, C2, C3</p> | <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> | <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> |

|  |   |                                      |   |  |                              |
|--|---|--------------------------------------|---|--|------------------------------|
| <p><b>11. Impact on Open Space and Recreation</b></p> <p>The proposed action may result in a loss of recreational opportunities or a reduction of an open space resource as designated in any adopted municipal open space plan.<br/>(See Part 1. C.2.c, E.1.c., E.2.q.)<br/><i>If “Yes”, answer questions a - e. If “No”, go to Section 12.</i></p> |   |                                      |   | <input checked="" type="checkbox"/> NO | <input type="checkbox"/> YES |
|  | <b>Relevant Part I Question(s)</b>        | <b>No, or small impact may occur</b> | <b>Moderate to large impact may occur</b> |  |                              |
| a. The proposed action may result in an impairment of natural functions, or “ecosystem services”, provided by an undeveloped area, including but not limited to stormwater storage, nutrient cycling, wildlife habitat.  | D2e, E1b<br>E2h,<br>E2m, E2o,<br>E2n, E2p | <input type="checkbox"/>             | <input type="checkbox"/>                  |  |                              |
| b. The proposed action may result in the loss of a current or future recreational resource.  | C2a, E1c,<br>C2c, E2q                     | <input type="checkbox"/>             | <input type="checkbox"/>                  |  |                              |
| c. The proposed action may eliminate open space or recreational resource in an area with few such resources.   | C2a, C2c<br>E1c, E2q                      | <input type="checkbox"/>             | <input type="checkbox"/>                  |  |                              |
| d. The proposed action may result in loss of an area now used informally by the community as an open space resource.   | C2c, E1c                                  | <input type="checkbox"/>             | <input type="checkbox"/>                  |  |                              |
| e. Other impacts: _____<br>_____   |   | <input type="checkbox"/>             | <input type="checkbox"/>                  |  |                              |

|   |                                    |                                      |   |  |                              |
|---|------------------------------------|--------------------------------------|---|--|------------------------------|
| <p><b>12. Impact on Critical Environmental Areas</b></p> <p>The proposed action may be located within or adjacent to a critical environmental area (CEA). (See Part 1. E.3.d)<br/><i>If “Yes”, answer questions a - c. If “No”, go to Section 13.</i></p> |                                    |                                      |   | <input checked="" type="checkbox"/> NO | <input type="checkbox"/> YES |
|   | <b>Relevant Part I Question(s)</b> | <b>No, or small impact may occur</b> | <b>Moderate to large impact may occur</b> |  |                              |
| a. The proposed action may result in a reduction in the quantity of the resource or characteristic which was the basis for designation of the CEA.  | E3d                                | <input type="checkbox"/>             | <input type="checkbox"/>                  |  |                              |
| b. The proposed action may result in a reduction in the quality of the resource or characteristic which was the basis for designation of the CEA.   | E3d                                | <input type="checkbox"/>             | <input type="checkbox"/>                  |  |                              |
| c. Other impacts: _____<br>_____  |                                    | <input type="checkbox"/>             | <input type="checkbox"/>                  |  |                              |

**13. Impact on Transportation**

The proposed action may result in a change to existing transportation systems.

☐ NO

☒ YES

(See Part 1. D.2.j)

*If "Yes", answer questions a - f. If "No", go to Section 14.*

|   | Relevant Part I Question(s) | No, or small impact may occur       | Moderate to large impact may occur |
|---|-----------------------------|-------------------------------------|------------------------------------|
| a. Projected traffic increase may exceed capacity of existing road network.                           | D2j                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |
| b. The proposed action may result in the construction of paved parking area for 500 or more vehicles. | D2j                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |
| c. The proposed action will degrade existing transit access.  | D2j                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |
| d. The proposed action will degrade existing pedestrian or bicycle accommodations.                    | D2j                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |
| e. The proposed action may alter the present pattern of movement of people or goods.                  | D2j                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |
| f. Other impacts: _____<br>_____  |                             | <input type="checkbox"/>            | <input type="checkbox"/>           |

**14. Impact on Energy**

The proposed action may cause an increase in the use of any form of energy.

☐ NO

☒ YES

(See Part 1. D.2.k)

*If "Yes", answer questions a - e. If "No", go to Section 15.*

|  | Relevant Part I Question(s) | No, or small impact may occur       | Moderate to large impact may occur |
|--|-----------------------------|-------------------------------------|------------------------------------|
| a. The proposed action will require a new, or an upgrade to an existing, substation.   | D2k                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |
| b. The proposed action will require the creation or extension of an energy transmission or supply system to serve more than 50 single or two-family residences or to serve a commercial or industrial use. | D1f, D1q, D2k               | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |
| c. The proposed action may utilize more than 2,500 MWhrs per year of electricity.  | D2k                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |
| d. The proposed action may involve heating and/or cooling of more than 100,000 square feet of building area when completed.  | D1g                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |
| e. Other Impacts: _____<br>_____   |                             | <input type="checkbox"/>            | <input type="checkbox"/>           |

**15. Impact on Noise, Odor, and Light**

The proposed action may result in an increase in noise, odors, or outdoor lighting.

☐ NO

☒ YES

(See Part 1. D.2.m., n., and o.)

*If "Yes", answer questions a - f. If "No", go to Section 16.*

|  | Relevant Part I Question(s) | No, or small impact may occur       | Moderate to large impact may occur |
|--|-----------------------------|-------------------------------------|------------------------------------|
| a. The proposed action may produce sound above noise levels established by local regulation.   | D2m                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |
| b. The proposed action may result in blasting within 1,500 feet of any residence, hospital, school, licensed day care center, or nursing home. | D2m, E1d                    | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |
| c. The proposed action may result in routine odors for more than one hour per day.   | D2o                         | <input checked="" type="checkbox"/> | <input type="checkbox"/>           |



|   |          |                                     |                          |
|---|----------|-------------------------------------|--------------------------|
| d. The proposed action may result in light shining onto adjoining properties.                           | D2n      | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| e. The proposed action may result in lighting creating sky-glow brighter than existing area conditions. | D2n, E1a | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| f. Other impacts: _____<br>_____  |          | <input type="checkbox"/>            | <input type="checkbox"/> |

#### 16. Impact on Human Health

The proposed action may have an impact on human health from exposure to new or existing sources of contaminants. (See Part 1.D.2.q., E.1. d. f. g. and h.)

☒ NO

☐ YES

*If "Yes", answer questions a - m. If "No", go to Section 17.*

|   | Relevant Part I Question(s) | No, or small impact may occur | Moderate to large impact may occur |
|---|-----------------------------|-------------------------------|------------------------------------|
| a. The proposed action is located within 1500 feet of a school, hospital, licensed day care center, group home, nursing home or retirement community.   | E1d                         | <input type="checkbox"/>      | <input type="checkbox"/>           |
| b. The site of the proposed action is currently undergoing remediation.   | E1g, E1h                    | <input type="checkbox"/>      | <input type="checkbox"/>           |
| c. There is a completed emergency spill remediation, or a completed environmental site remediation on, or adjacent to, the site of the proposed action.   | E1g, E1h                    | <input type="checkbox"/>      | <input type="checkbox"/>           |
| d. The site of the action is subject to an institutional control limiting the use of the property (e.g., easement or deed restriction).   | E1g, E1h                    | <input type="checkbox"/>      | <input type="checkbox"/>           |
| e. The proposed action may affect institutional control measures that were put in place to ensure that the site remains protective of the environment and human health.                               | E1g, E1h                    | <input type="checkbox"/>      | <input type="checkbox"/>           |
| f. The proposed action has adequate control measures in place to ensure that future generation, treatment and/or disposal of hazardous wastes will be protective of the environment and human health. | D2t                         | <input type="checkbox"/>      | <input type="checkbox"/>           |
| g. The proposed action involves construction or modification of a solid waste management facility.  | D2q, E1f                    | <input type="checkbox"/>      | <input type="checkbox"/>           |
| h. The proposed action may result in the unearthing of solid or hazardous waste.  | D2q, E1f                    | <input type="checkbox"/>      | <input type="checkbox"/>           |
| i. The proposed action may result in an increase in the rate of disposal, or processing, of solid waste.  | D2r, D2s                    | <input type="checkbox"/>      | <input type="checkbox"/>           |
| j. The proposed action may result in excavation or other disturbance within 2000 feet of a site used for the disposal of solid or hazardous waste.  | E1f, E1g<br>E1h             | <input type="checkbox"/>      | <input type="checkbox"/>           |
| k. The proposed action may result in the migration of explosive gases from a landfill site to adjacent off site structures.   | E1f, E1g                    | <input type="checkbox"/>      | <input type="checkbox"/>           |
| l. The proposed action may result in the release of contaminated leachate from the project site.  | D2s, E1f,<br>D2r            | <input type="checkbox"/>      | <input type="checkbox"/>           |
| m. Other impacts: _____<br>_____  |                             |                               |                                    |

| <b>17. Consistency with Community Plans</b><br>The proposed action is not consistent with adopted land use plans.<br>(See Part 1. C.1, C.2. and C.3.)<br><i>If "Yes", answer questions a - h. If "No", go to Section 18.</i> |                                   |                                     |   |
|--|-----------------------------------|-------------------------------------|---|
|  |                                   | <input type="checkbox"/> NO         | <input checked="" type="checkbox"/> YES |
|  | Relevant Part I Question(s)       | No, or small impact may occur       | Moderate to large impact may occur      |
| a. The proposed action's land use components may be different from, or in sharp contrast to, current surrounding land use pattern(s).  | C2, C3, D1a<br>E1a, E1b           | <input checked="" type="checkbox"/> | <input type="checkbox"/>                |
| b. The proposed action will cause the permanent population of the city, town or village in which the project is located to grow by more than 5%.   | C2                                | <input checked="" type="checkbox"/> | <input type="checkbox"/>                |
| c. The proposed action is inconsistent with local land use plans or zoning regulations.  | C2, C2, C3                        | <input checked="" type="checkbox"/> | <input type="checkbox"/>                |
| d. The proposed action is inconsistent with any County plans, or other regional land use plans.  | C2, C2                            | <input checked="" type="checkbox"/> | <input type="checkbox"/>                |
| e. The proposed action may cause a change in the density of development that is not supported by existing infrastructure or is distant from existing infrastructure.   | C3, D1c,<br>D1d, D1f,<br>D1d, E1b | <input checked="" type="checkbox"/> | <input type="checkbox"/>                |
| f. The proposed action is located in an area characterized by low density development that will require new or expanded public infrastructure.   | C4, D2c, D2d<br>D2j               | <input checked="" type="checkbox"/> | <input type="checkbox"/>                |
| g. The proposed action may induce secondary development impacts (e.g., residential or commercial development not included in the proposed action)  | C2a                               | <input checked="" type="checkbox"/> | <input type="checkbox"/>                |
| h. Other: _____<br>_____   |                                   | <input type="checkbox"/>            | <input type="checkbox"/>                |

| <b>18. Consistency with Community Character</b><br>The proposed project is inconsistent with the existing community character.<br>(See Part 1. C.2, C.3, D.2, E.3)<br><i>If "Yes", answer questions a - g. If "No", proceed to Part 3.</i> |                                |  |                                    |
|--|--------------------------------|--|------------------------------------|
|  |                                | <input checked="" type="checkbox"/> NO | <input type="checkbox"/> YES       |
|  | Relevant Part I Question(s)    | No, or small impact may occur          | Moderate to large impact may occur |
| a. The proposed action may replace or eliminate existing facilities, structures, or areas of historic importance to the community.   | E3e, E3f, E3g                  | <input type="checkbox"/>               | <input type="checkbox"/>           |
| b. The proposed action may create a demand for additional community services (e.g. schools, police and fire)   | C4                             | <input type="checkbox"/>               | <input type="checkbox"/>           |
| c. The proposed action may displace affordable or low-income housing in an area where there is a shortage of such housing.   | C2, C3, D1f<br>D1g, E1a        | <input type="checkbox"/>               | <input type="checkbox"/>           |
| d. The proposed action may interfere with the use or enjoyment of officially recognized or designated public resources.  | C2, E3                         | <input type="checkbox"/>               | <input type="checkbox"/>           |
| e. The proposed action is inconsistent with the predominant architectural scale and character.   | C2, C3                         | <input type="checkbox"/>               | <input type="checkbox"/>           |
| f. Proposed action is inconsistent with the character of the existing natural landscape.   | C2, C3<br>E1a, E1b<br>E2g, E2h | <input type="checkbox"/>               | <input type="checkbox"/>           |
| g. Other impacts: _____<br>_____   |                                | <input type="checkbox"/>               | <input type="checkbox"/>           |

***Full Environmental Assessment Form***  
***Part 3 - Evaluation of the Magnitude and Importance of Project Impacts***  
***and***  
***Determination of Significance***

Part 3 provides the reasons in support of the determination of significance. The lead agency must complete Part 3 for every question in Part 2 where the impact has been identified as potentially moderate to large or where there is a need to explain why a particular element of the proposed action will not, or may, result in a significant adverse environmental impact.

Based on the analysis in Part 3, the lead agency must decide whether to require an environmental impact statement to further assess the proposed action or whether available information is sufficient for the lead agency to conclude that the proposed action will not have a significant adverse environmental impact. By completing the certification on the next page, the lead agency can complete its determination of significance.

**Reasons Supporting This Determination:**

To complete this section:

- Identify the impact based on the Part 2 responses and describe its magnitude. Magnitude considers factors such as severity, size or extent of an impact.
- Assess the importance of the impact. Importance relates to the geographic scope, duration, probability of the impact occurring, number of people affected by the impact and any additional environmental consequences if the impact were to occur.
- The assessment should take into consideration any design element or project changes.
- Repeat this process for each Part 2 question where the impact has been identified as potentially moderate to large or where there is a need to explain why a particular element of the proposed action will not, or may, result in a significant adverse environmental impact.
- Provide the reason(s) why the impact may, or will not, result in a significant adverse environmental impact
- For Conditional Negative Declarations identify the specific condition(s) imposed that will modify the proposed action so that no significant adverse environmental impacts will result.
- Attach additional sheets, as needed.

Please refer to attached Part 3 Reasoned Elaboration relating to the determination of no significant adverse impact for the Proposal known as the Masonic Care Community Proposed Development project on Middle Road in the Town of Henrietta, NY (Monroe County).

**Determination of Significance - Type 1 and Unlisted Actions**

SEQR Status: ☒ Type 1 ☐ Unlisted

Identify portions of EAF completed for this Project: ☒ Part 1 ☒ Part 2 ☒ Part 3

Upon review of the information recorded on this EAF, as noted, plus this additional support information

and considering both the magnitude and importance of each identified potential impact, it is the conclusion of the  
Henrietta Town Board as lead agency that:

☒ A. This project will result in no significant adverse impacts on the environment, and, therefore, an environmental impact statement need not be prepared. Accordingly, this negative declaration is issued.

☐ B. Although this project could have a significant adverse impact on the environment, that impact will be avoided or substantially mitigated because of the following conditions which will be required by the lead agency:

There will, therefore, be no significant adverse impacts from the project as conditioned, and, therefore, this conditioned negative declaration is issued. A conditioned negative declaration may be used only for UNLISTED actions (see 6 NYCRR 617.7(d)).

☐ C. This Project may result in one or more significant adverse impacts on the environment, and an environmental impact statement must be prepared to further assess the impact(s) and possible mitigation and to explore alternatives to avoid or reduce those impacts. Accordingly, this positive declaration is issued.

Name of Action: Masonic Care Community Proposed Development

Name of Lead Agency: Henrietta Town Board

Name of Responsible Officer in Lead Agency: Stephen L. Schultz

Title of Responsible Officer: Town Supervisor

Signature of Responsible Officer in Lead Agency:

Date: 6/9/2022

Signature of Preparer (if different from Responsible Officer)

Christopher E. Martin

Date: 6/03/2022

**For Further Information:**

Contact Person: Christopher E. Martin, P.E.

Address: P.O. Box 999, 475 Calkins Road, Henrietta, NY 14467

Telephone Number: (585) 359-7070

E-mail: cmartin@henrietta.org

**For Type 1 Actions and Conditioned Negative Declarations, a copy of this Notice is sent to:**

Chief Executive Officer of the political subdivision in which the action will be principally located (e.g., Town / City / Village of)

Other involved agencies (if any)

Applicant (if any)

Environmental Notice Bulletin: <http://www.dec.ny.gov/enb/enb.html>

**PRINT FULL FORM**

**EAF Part 3 for the Masonic Care Community Proposed Development  
Middle Road**

**June 3, 2022**

In addition to the narrative below, this EAF Part 3 hereby incorporates the following, which is made a part of this Part 3 reasoned elaboration:

- a. Special Use Permit Application SUP 2022-015 for the Masonic Care Community, prepared by TTHM Henrietta Holdings, LLC dated March 8, 2022;
- b. Special Use Permit Application SUP 2022-018 for the Masonic Care Community, prepared by TTHM Henrietta Holdings, LLC dated April 18, 2022;
- c. Masonic Care Community Conceptual Site Plan, prepared by The DDS Companies dated April 8, 2022;
- d. Part 1 of the Full Environmental Assessment Form, completed by The DDS Companies, dated April 8, 2022;
- e. Traffic Impact Assessment for the Masonic Care Community, prepared by SRF Associates updated January, 2022;
- f. Traffic Impact Study Review Letter from Terrence J. Rice, PE of Barton & Loguidice to Christopher E. Martin, PE of the Town of Henrietta, dated May 24, 2022;
- g. Letter from Brent H. Penwarden III, PE of the Monroe County Department of Transportation to Christopher E. Martin, PE of the Town of Henrietta, dated March 25, 2022;
- h. NYSDEC SEQR Lead Agency Response Letter to Christopher E. Martin, PE of the Town of Henrietta for the Masonic Care Community, dated May 27, 2022;
- i. NYS Parks, Recreation, and Historic Preservation Letter from Josalyn Ferguson, Ph.D. to Connor Kilmer of The DDS Companies, dated January 13, 2020;
- j. Response Letter to NYSDEC Comments to Supervisor Schultz from Edmund S. Martin, PE of the DDS Companies, dated June 2, 2022;
- k. Henrietta Campus Neighbors Vantage Points, prepared by The DDS Companies, SFCS, and Sawgrass dated June 2, 2022;
- l. Exhibit A to the Town Board approval Special Use Permit Resolution for the proposal.

**1. Impact on Land**

No significant impacts, as per the following:

- 1b. A small portion of the senior multi-family development will be constructed on slopes greater than fifteen percent. In these areas, the slopes will be stabilized as soon as possible with jute mesh and other erosion control devices as indicated in the erosion and sediment control plan in order to prevent erosion.

- 1d. The project will result in the excavation of topsoil which may exceed 1,000 tons. The handling of the topsoil will be handled via a Stormwater Pollution Prevention Plan (SWPPP). The stockpiles are temporary and will be stabilized to avoid potential dust and erosion.
- 1e. The construction of the Masonic Care Community will take approximately three to five years and will be constructed in three phases. As the initial phase is completed, it will be stabilized and landscaped with residents moving in. Construction activities will be phased so that land disturbance and site impact is minimized.
- 1f. A minimum amount of vegetation will be removed from the development area since the area is a former agricultural area. The NYSDEC wetland located adjacent to the NYS Thruway will be protected by orange construction fence to prevent it from being removed or disturbed during construction. Also, a SWPPP will be in place to ensure erosion does not occur. The site will be inspected once or twice per week throughout construction to monitor and ensure the implementation of the SWPPP. Finally, no work will be performed within any NYSDEC protected wetland unless the applicant obtains a permit from the NYSDEC.

## **2. Impact on Geological Features**

No impact; there are no material geological features on or adjacent to the site.

## **3. Impacts on Surface Water**

No significant impacts, as per the following:

- 3a. As part of this project, a new stormwater management facility will be constructed in conformance with New York State Department of Environmental Conservation (NYSDEC) requirements.
- 3d. The action has the potential to create turbidity and sediment in the adjacent water bodies if the proper erosion control devices are not implemented or properly maintained. However, a Stormwater Pollution Prevention Plan (SWPPP) will be used to protect surface water. Additionally, the SWPPP shall use sedimentation basins, stone check dams, stabilized construction entrances, silt fence, and other erosion control devices to control site erosion. Also, site inspections will be performed two times a week if more than five acres of land is disturbed or weekly until the site is stabilized to ensure that erosion is not leaving the site.
- 3e. See paragraph 3d.
- 3h. See paragraph 3d.
- 3i. See paragraph 3d.

## **4. Impact on Groundwater**

Minor impact; in order to obtain site plan approval, the applicant will be required to create a drainage and stormwater management plan that addresses the concern that the disruption

of the agricultural clay drain tiles located on the site, combined with the introduction of impermeable surfaces, could result in increased runoff and increased wetness in the fields to the east of the proposed development, disrupting agricultural operations there. The developer is required to post a bond securing the performance of the stormwater and runoff plan in an amount satisfactory to the Town Engineer

## **5. Impact on Flooding**

No significant impacts, as per the following:

5b. A portion of the project is located within the 100 year and 500 year floodplain. No buildings or structures are proposed within the 100 year floodplain. If any grading is proposed within the floodplain, then the applicable Town procedures and requirements will need to be followed as indicated in Chapter 125 of the Henrietta Town Code. No development is being proposed within the floodway.

5c. See paragraph 5b.

## **6. Impacts on Air**

No impact.

## **7. Impact on Plants and Animals**

No significant impacts, as per the following:

7b. As indicated in the letter from the NYSDEC dated May 27, 2022, there appears to be a threatened species of S1/S2 Mussel occurrences found in Red Creek near the project site. Care will have to be taken during construction to avoid or minimize the impact to Red Creek and to maintain water quality during construction – this will be accomplished with erosion and sediment control, including SWPPP.

Also, there have been reports of Henslow's sparrows in the vicinity of this project. Further review has revealed that, typically, the Henslow's sparrows like thick, weedy grasslands and wetlands for habitats. Since the proposed site that is being developed does not contain this habitat, the Town believes it is unlikely the sparrows are present and thus there is unlikely to be any material impact in this regard. However, if a habitat is found near the project area however, then the NYSDEC will have to be notified to address.

## **8. Impact on Agricultural Resources**

No significant impacts, as per the following:

8d. The project is located within an agricultural district. A significant portion of the farmland at the site will be converted over to a senior multi-family facility, but it will comply with the existing Rural Residential zoning district once the special use permit is obtained from the Town Board. Additionally, the owner/tenant stopped farming the land approximately over a year ago and apparently has no interest in continuing farming the land. Farmland continues to remain in other areas of Town. Also, a significant amount of open space will be provided around the senior living facility.

## **9. Impact on Aesthetic Resources**

Minor impact: the land is zoned for senior multi-family developments with the issuance of a special use permit from the Town Board. Also, the site does offer scenic views of downtown Rochester, but because there is a significant elevation change across the site the views of downtown should not be diminished. The Town required a vantage point study which confirmed no significant impact relative to viewshed.

## **10. Impact on Historic and Archeological Resources**

No significant impacts, as per the following:

- 10c. The Masonic Care Community is located within an area designated as archeologically sensitive. A Phase IA and IB Cultural Resource Investigation was performed and submitted to the Office of New York State Parks, Recreation, and Historic Preservation (OPRHP) for review. As part of NYS OPRHP investigation, it is their opinion that the project will not have any adverse effects on the property.

## **11. Impact on Open Space and Recreation**

No impact. This project includes internal and external sidewalks which will improve access within the site and will allow a place for the residents of the proposed community and also for the adjacent neighbors to walk. Also, a recreation facility will be provided within the senior care community for the residents.

## **12. Impact on Critical Environmental Areas**

No, impact; there are no CEA's on or adjacent to the site.

## **13. Impact on Transportation**

No significant impacts, as per the following:

The proposed 200-unit senior living facility will result in a slight increase in traffic along Middle Road and the Erie Station Road corridors. Trip generation numbers for the proposed Masonic Care Community were prepared by SRF & Associates and incorporated into a "Traffic Impact Study" which was reviewed by the Monroe County Department of Transportation (MCDOT) and the Town's consultant Barton & Loguidice in order to assess traffic impacts.

As indicated in the letter from Brent H. Penwarden III, PE of the MCDOT to Christopher Martin, PE of the Town of Henrietta dated March 25, 2022, he states that "We concur that this development will not have any significant impact on the surrounding traffic network." This was also confirmed with the Town's consultant Barton & Loguidice in which they state that there are no significant impacts to the area transportation network and that no mitigating measures are needed.

The Monroe County Department of Transportation has indicated that due to the anticipated traffic volumes, only a single entrance is required. The Fire Marshal believes there needs to be a second entrance for emergency access reasons, and the Monroe County Department of Transportation has requested that the second entrance be gated.



While the gated approach would handle the traffic volume and would not present a material hazard, the Town believes that having both entrances active would be optimal, so as to minimize the amount of traffic that must travel through the intersection of Erie Station and Middle roads. That intersection has poor sight lines due to terrain. While it is a functioning intersection and would remain so even with only one active entrance, local residents expressed concern about additional traffic through it, and so the Town is advocating with the County to make the second entrance active rather than gated.

The plans for the proposed development include both entrances active, and the developer has indicated they agree with the Town that it would be optimal for both entrances to be active. As such, the Monroe County Department of Transportation is reviewing the Town's proposal to keep both entrances active to further reduce the load on the intersection and will notify the Town of its decision.

Ultimately, and for purposes of clarity, both the gated and non-gated approaches avoid material impacts, but, for the reasons set forth herein, the Town believes the optimal approach is to have both intersections active and will continue to advocate for not adding a gate to one of the entrances. If one entrance will require a gate, the Town believes that the majority of the traffic is likely to head north on Middle Road and as such, believes that should remain the active entrance, should the County DOT be unwilling to allow both entrances to be active.

#### **14.Impact on Energy**

No significant impacts, as per the following:

The project will result in the need for additional energy to service the senior multi-family facility. However, the project will utilize high efficiency appliances and ample capacity is present in the area.

#### **15.Impact on Noise, Odor, and Light**

Minor impact; the lighting will be contained on site and not impact adjacent properties. During construction, noise will be kept below the Town's local ordinance levels and time periods. Also, dark sky compliant lighting will be used for the proposed street lights in order to reduce any light shining on adjacent properties.

#### **16.Impact on Human Health**

No significant impacts, as per the following:

The site has no environmental conditions which could result in an impact to human health. The proposed use will not generate waste which could impact human health. Also, with the installation of a sanitary sewer system and pump station, the sanitary sewer will be able to provide service to properties on Middle Road that are currently on septic systems.

#### **17.Consistency with Community Plans**

Minor impact; the site is zoned for senior multi-family residences as long as a special use permit is obtained from the Town Board.

## **18.Consistency with Community Character**

No significant impacts, as per the following. See 17, above.

- 18b. The project will result in a small demand for community services, however, there is currently ample capacity.