

TOWN OF CORTLANDVILLE  
3577 TERRACE ROAD  
CORTLAND, NEW YORK 13045-3552

APPLICATION FOR CONDITIONAL PERMIT

APPLICANT

Name Robert & Gina Sikora Fee Paid \_\_\_\_\_

Address 1010 McLean Rd Phone 607-597-9227

Cortland, NY 13045

PROPERTY OWNER

Name John P. Sikora Phone 607-745-6707

Address 1010 McLean Rd. Cortland NY 13045

PROPERTY INFORMATION

Location of property 1010 McLean Rd, Cortland NY 13045

Tax Map No. of Parcel 96.09-02-25

PROPERTY ACQUIRED ON, OR PENDING DATE OF AQUISION 05/2012

IS PROPERTY IN FLOOD PLAIN? YES  NO

ZONING DISTRICT R2

PROJECT DISCRPTION Art Studio

Information to be included will be drawn from a checklist in Article XIV of the Cortlandville Zoning Law.

DATE OF APPLICATION 8/6/18

  
Signature of Applicant

\_\_\_\_\_  
Zoning Officer

\_\_\_\_\_  
Planning Board Chairperson

PERMIT GRANTED \_\_\_\_\_

PERMIT DENIED \_\_\_\_\_

Narrative for Cortlandville Town Description of Proposed Project:

GALLERY AND ARTIST STUDIO in CORTLANDVILLE R2

We are planning to operate as an art studio, for this purpose, we have emptied the living room and dining room furniture and put track lights in the ceiling of those areas. The total area to use as art studio is of 20.85% of the total living area of the home. The upper level of the house contains all the pertinent furniture of a regular home (the bedrooms and bathroom are fully functional as such). The rest of the time the property will be use as our personal residence. In this manner we will be operating the art studio.

We would like to widen the driveway so that it is a total of four cars wide. This will be done in order to have more parking spaces available, particularly in the winter months.

The signs for the home occupation will conform the specifications in the zoning.

Gina Sikora

607-597-9227

617.20  
Appendix B  
Short Environmental Assessment Form

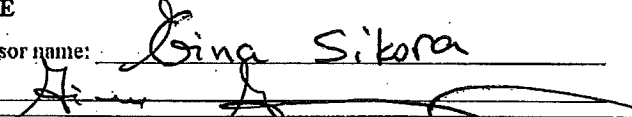
**Instructions for Completing**

**Part 1 - Project Information.** The applicant or project sponsor is responsible for the completion of Part 1. 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.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

|  |  |  |                    |
|--|--|--|--------------------|
| <b>Part 1 - Project and Sponsor Information</b>  |  |  |                    |
| Robert & Gina Sikora   |  |  |                    |
| Name of Action or Project:<br>"Sikora Arts"  |  |  |                    |
| Project Location (describe, and attach a location map):<br>1010 McLean Rd Cortland NY 13045  |  |  |                    |
| Brief Description of Proposed Action:<br>Have an Art studio with viewings every First Friday of the year from 5 - 8 pm.  |  |  |                    |
| Name of Applicant or Sponsor:<br>Gina Sikora   |  | Telephone: 607-597-9227<br>E-Mail: sikora777@aol.com |                    |
| Address:<br>1010 McLean Rd   |  |  |                    |
| City/PO:<br>Cortland   |  | State:<br>NY   | Zip Code:<br>13045 |
| 1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation?<br>If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2. |  | NO   | YES                |
|  |  | X  |                    |
| 2. Does the proposed action require a permit, approval or funding from any other governmental Agency?<br>If Yes, list agency(s) name and permit or approval:   |  | NO   | YES                |
|  |  | X  |                    |
| 3.a. Total acreage of the site of the proposed action?   |  | 0.234 acres  |                    |
| b. Total acreage to be physically disturbed?   |  | _____ acres  |                    |
| c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?   |  | 0 acres  |                    |
| 4. Check all land uses that occur on, adjoining and near the proposed action.  |  |  |                    |
| <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)  |  |  |                    |
| <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify): _____  |  |  |                    |
| <input type="checkbox"/> Parkland  |  |  |                    |

|   |    |     |     |
|---|----|-----|-----|
| 5. Is the proposed action,<br>a. A permitted use under the zoning regulations?  | NO | YES | N/A |
|   | X  |     |     |
| b. Consistent with the adopted comprehensive plan?  |    |     | X   |
|   |    |     |     |
| 6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?   | NO | YES |     |
|   |    |     | X   |
| 7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area?<br>If Yes, identify: _____   | NO | YES |     |
|   | X  |     |     |
| 8. a. Will the proposed action result in a substantial increase in traffic above present levels?  | NO | YES |     |
|   | X  |     |     |
| b. Are public transportation service(s) available at or near the site of the proposed action?   | X  |     |     |
|   | X  |     |     |
| c. Are any pedestrian accommodations or bicycle routes available on or near site of the proposed action?  | X  |     |     |
|   |    |     |     |
| 9. Does the proposed action meet or exceed the state energy code requirements?<br>If the proposed action will exceed requirements, describe design features and technologies:<br>_____  | NO | YES |     |
|   |    |     | X   |
| 10. Will the proposed action connect to an existing public/private water supply?<br>[If Yes, does the existing system have capacity to provide service? <input type="checkbox"/> NO <input type="checkbox"/> YES]<br>If No, describe method for providing potable water: _____  | NO | YES |     |
|   |    |     | X   |
| 11. Will the proposed action connect to existing wastewater utilities?<br>[If Yes, does the existing system have capacity to provide service? <input type="checkbox"/> NO <input type="checkbox"/> YES]<br>If No, describe method for providing wastewater treatment: _____   | NO | YES |     |
|   |    |     | X   |
| 12. a. Does the site contain a structure that is listed on either the State or National Register of Historic Places?  | NO | YES |     |
|   | X  |     |     |
| b. Is the proposed action located in an archeological sensitive area?   | X  |     |     |
|   |    |     |     |
| 13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?  | NO | YES |     |
|   | X  |     |     |
| b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?<br>If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____   | X  |     |     |
|   |    |     |     |
| 14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:<br><input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional<br><input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban |    |     |     |
| 15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?  | NO | YES |     |
|   | X  |     |     |
| 16. Is the project site located in the 100 year flood plain?  | NO | YES |     |
|   | X  |     |     |
| 17. Will the proposed action create storm water discharge, either from point or non-point sources?<br>If Yes,<br>a. Will storm water discharges flow to adjacent properties? <input type="checkbox"/> NO <input type="checkbox"/> YES   | NO | YES |     |
|   | X  |     |     |
| b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?<br>If Yes, briefly describe: _____  |    |     |     |
|   |    |     |     |

|   |    |                     |
|---|----|---------------------|
| 18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)?<br>If Yes, explain purpose and size: _____ | NO | YES                 |
| 19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?<br>If Yes, describe: _____   | NO | YES                 |
| 20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?<br>If Yes, describe: _____   | NO | YES                 |
| <b>I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</b>  |    |                     |
| Applicant/sponsor name: <u>Erin Sikora</u>  |    | Date: <u>8/6/18</u> |
| Signature:   |    |                     |

Part 2 - Impact Assessment. The Lead Agency is responsible for the completion of Part 2. Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

|  | No, or small impact may occur | Moderate to large impact may occur |
|--|-------------------------------|------------------------------------|
| 1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?  |                               |                                    |
| 2. Will the proposed action result in a change in the use or intensity of use of land?   |                               |                                    |
| 3. Will the proposed action impair the character or quality of the existing community?   |                               |                                    |
| 4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?                      |                               |                                    |
| 5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?            |                               |                                    |
| 6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities? |                               |                                    |
| 7. Will the proposed action impact existing:<br>a. public / private water supplies?<br>b. public / private wastewater treatment utilities?                                 |                               |                                    |
| 8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?                                   |                               |                                    |
| 9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?                     |                               |                                    |

|   | No, or small impact may occur | Moderate to large impact may occur |
|---|-------------------------------|------------------------------------|
| 10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems? |                               |                                    |
| 11. Will the proposed action create a hazard to environmental resources or human health?                        |                               |                                    |

**Part 3 - Determination of significance.** The Lead Agency is responsible for the completion of Part 3. For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

|   |  |
|---|--|
| <input type="checkbox"/> Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required. |  |
| <input type="checkbox"/> Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.   |  |
| _____<br>Name of Lead Agency  | _____<br>Date  |
| _____<br>Print or Type Name of Responsible Officer in Lead Agency   | _____<br>Title of Responsible Officer                                  |
| _____<br>Signature of Responsible Officer in Lead Agency  | _____<br>Signature of Preparer (if different from Responsible Officer) |

**SKETCH ADDENDUM**

Borrower or Owner **JOHN P. SIKORA**

Property Address **1010 MCLEAN ROAD**

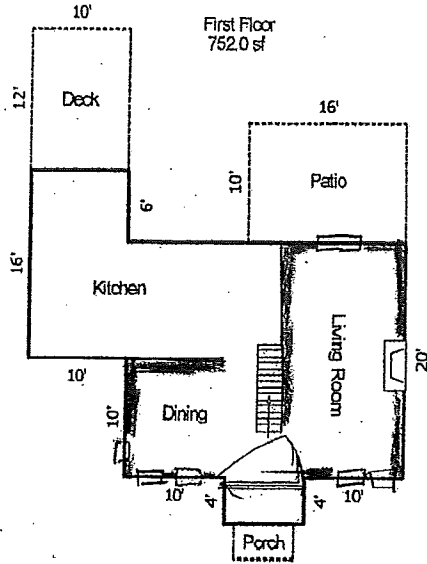
City **CORTLAND**

County **CORTLAND**

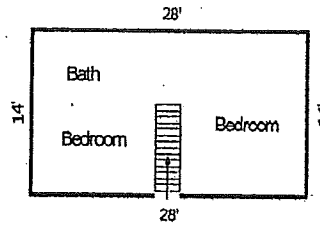
State **NY**

Zip Code **13045**

Client **ALLIANCE BANK, N.A.**



Second Floor 392.0 sf



81 +  
157.5  
-----  
sq' 238.5 of 1144 20.85%

Sketch by Apex Media™

Comments:

**AREA CALCULATIONS SUMMARY**

| Code | Description  | Net Size | Net Totals |
|------|--------------|----------|------------|
| GLAI | First Floor  | 752.0    |            |
|      | Second Floor | 392.0    | 1144.0     |
| P/P  | Porch        | 18.0     |            |
|      | Deck         | 120.0    |            |
|      | Patio        | 160.0    | 298.0      |

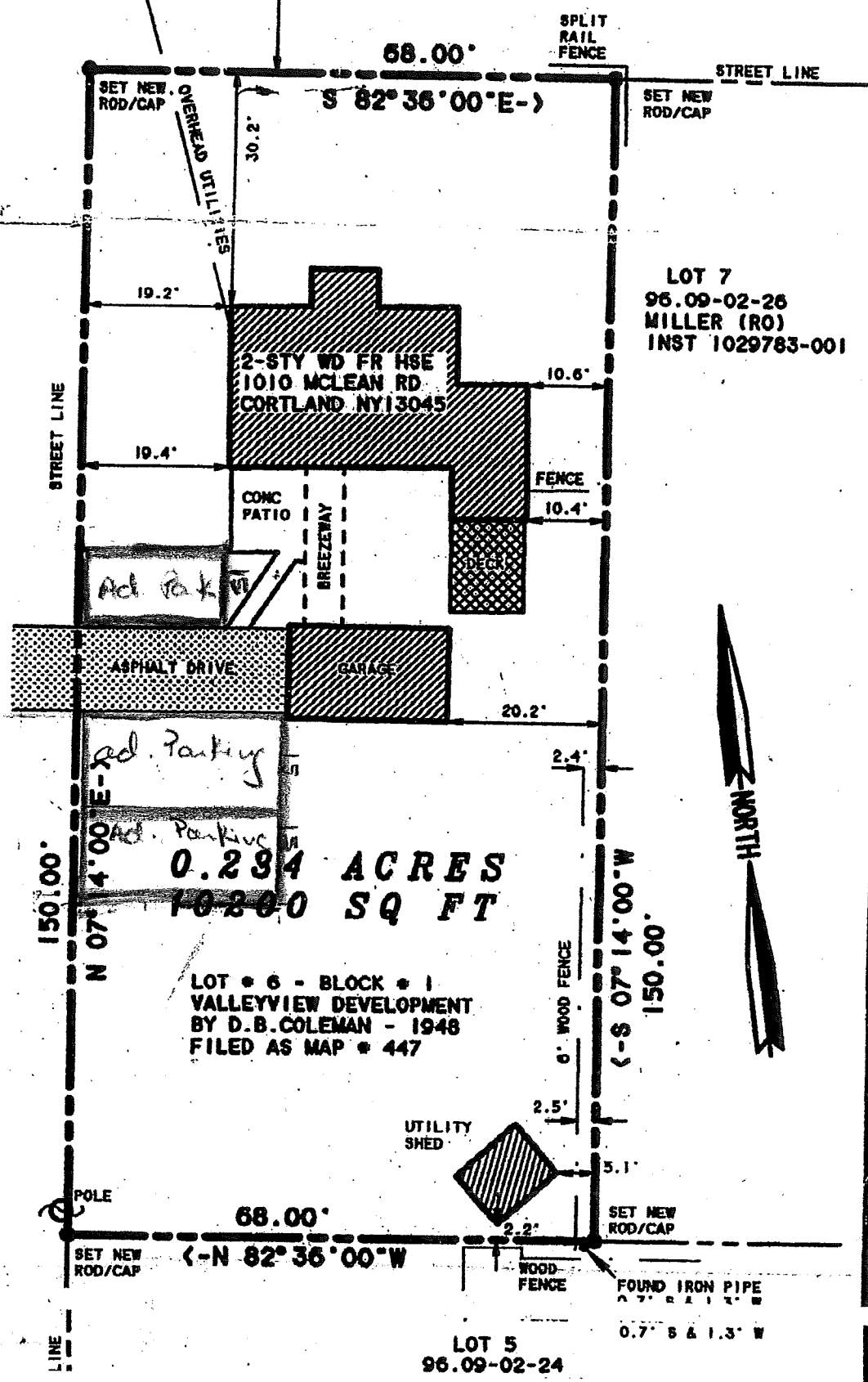
**LIVING AREA BREAKDOWN**

| Breakdown    | Subtotals |
|--------------|-----------|
| First Floor  |           |
| 10.0 x 6.0   | 60.0      |
| 38.0 x 10.0  | 380.0     |
| 4.0 x 8.0    | 32.0      |
| 10.0 x 28.0  | 280.0     |
| Second Floor |           |
| 28.0 x 14.0  | 392.0     |

Net LIVABLE Area (rounded) 1144 5 Items (rounded) 1144

# M C L E A N R O A D

P L E A S A N T V I E W D R I V E





TOWN OF CORTLANDVILLE  
3577 TERRACE ROAD  
CORTLAND, NEW YORK 13045-3552

APPLICATION FOR CONDITIONAL PERMIT

APPLICANT

Name John R Congdon Fee Paid \_\_\_\_\_  
Address 1096 Madden Ln Phone 607-423-3333  
Cortland, NY 13045

PROPERTY OWNER

Name John R & Cheryl Congdon Phone 607-423-3333  
Address 1096 Madden Ln Cortland, NY 13045

PROPERTY INFORMATION

Location of property 3709 Luker Rd Cortland, NY 13045  
Tax Map No. of Parcel 112289 95.08-01-14.000

PROPERTY ACQUIRED ON, OR PENDING DATE OF ACQUISITION Nov. 2009

IS PROPERTY IN FLOOD PLAIN? YES  NO

ZONING DISTRICT B-3

PROJECT DISCIPTION operation of a Used Auto Sales office/lot

Information to be included will be drawn from a checklist in Article XIV of the Cortlandville Zoning Law.

DATE OF APPLICATION 8/20/18 John Congdon  
Signature of Applicant

\_\_\_\_\_  
Zoning Officer

\_\_\_\_\_  
Planning Board Chairperson

PERMIT GRANTED \_\_\_\_\_

PERMIT DENIED \_\_\_\_\_

1096 Madden Lane  
Cortland, NY 13045  
August 17, 2018

Town of Cortlandville  
3577 Terrace Road  
Cortland, NY 13045

Re: John R. Congdon  
Application for Conditional Permit

I, John R. Congdon, being co-owner of 3709 Luker Road, Cortland, NY, am requesting a Conditional Permit to move my used automobile sales office to that location. My business, Valley Motors, Inc., primarily operates as a small wholesale operation buying and selling to dealers in Pennsylvania. Most vehicles are not transported to Cortland; however, we do occasionally retail vehicles locally. New York State requires a car dealer within the state to maintain a sales office/lot in order to have a dealer license.

The Luker Road property requires no modification to the building, driveway or landscape to accommodate this use as follows:

- Water and sewer are in place and will easily handle this use.
- Repair work and inspections are done offsite—contracted out with independent facilities.
- The small number (5 or less) of vehicles on display at this location will easily park within the driveway area and still leave space to accommodate customer parking.
- Traffic flow to and from the offices will be light with no negative impact.
- The property will be well kept and maintained as it has over our last nine years of ownership.

Also, I have interest from a potential tenant requesting office space to operate a small one-person owner-operated accounting office within this building. Again, there would be no modification to the building footprint, driveway or landscape.

I feel the requested use of this property fits in well with the surrounding properties/businesses and will allow a more productive use for me as the property owner.

Sincerely,



John R. Congdon  
Property Owner/Applicant

617.20  
Appendix B  
Short Environmental Assessment Form

**Instructions for Completing**

**Part 1 - Project Information.** The applicant or project sponsor is responsible for the completion of Part 1. 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.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

| Part 1 - Project and Sponsor Information   |  |   |                                 |
|--|--|---|---------------------------------|
| Name of Action or Project:<br><b>Valley Motors Inc (Sales office/lot)</b>  |  |   |                                 |
| Project Location (describe, and attach a location map):<br><b>3709 LUKER RD CORTLAND, NY 13045</b>   |  |   |                                 |
| Brief Description of Proposed Action:<br><b>Conditional Permit to operate a used Auto Sales office/lot</b>   |  |   |                                 |
| Name of Applicant or Sponsor:<br><b>John R Cowdon</b>  |  | Telephone: <b>607-423-3333</b>            |                                 |
| Address:<br><b>1096 MADDEN LANE</b>  |  | E-Mail: <b>john.c@twyny.ny.com</b>        |                                 |
| City/PO:<br><b>CORTLAND</b>  |  | State:<br><b>NY</b>                       | Zip Code:<br><b>13045</b>       |
| 1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation?<br>If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2. |  | NO<br><input checked="" type="checkbox"/> | YES<br><input type="checkbox"/> |
| 2. Does the proposed action require a permit, approval or funding from any other governmental Agency?<br>If Yes, list agency(s) name and permit or approval:   |  | NO<br><input checked="" type="checkbox"/> | YES<br><input type="checkbox"/> |
| 3.a. Total acreage of the site of the proposed action?   |  | <u>1.53</u> acres                         |                                 |
| b. Total acreage to be physically disturbed?   |  | <u>0</u> acres                            |                                 |
| c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?   |  | <u>1.53</u> acres                         |                                 |
| 4. Check all land uses that occur on, adjoining and near the proposed action.  |  |   |                                 |
| <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban)   |  |   |                                 |
| <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify): _____  |  |   |                                 |
| <input type="checkbox"/> Parkland  |  |   |                                 |

|   |                                     |                                     |                          |
|---|-------------------------------------|-------------------------------------|--------------------------|
| 5. Is the proposed action,<br>a. A permitted use under the zoning regulations?  | NO                                  | YES                                 | N/A                      |
|   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| b. Consistent with the adopted comprehensive plan?  | NO                                  | YES                                 | N/A                      |
|   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?   | NO                                  | YES                                 |                          |
|   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |                          |
| 7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area?<br>If Yes, identify: _____   | NO                                  | YES                                 |                          |
|   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          |
| 8. a. Will the proposed action result in a substantial increase in traffic above present levels?  | NO                                  | YES                                 |                          |
|   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          |
| b. Are public transportation service(s) available at or near the site of the proposed action?   | NO                                  | YES                                 |                          |
|   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          |
| c. Are any pedestrian accommodations or bicycle routes available on or near site of the proposed action?  | NO                                  | YES                                 |                          |
|   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          |
| 9. Does the proposed action meet or exceed the state energy code requirements?<br>If the proposed action will exceed requirements, describe design features and technologies:<br>_____  | NO                                  | YES                                 |                          |
|   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |                          |
| 10. Will the proposed action connect to an existing public/private water supply?<br>If No, describe method for providing potable water: _____   | NO                                  | YES                                 |                          |
|   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |                          |
| 11. Will the proposed action connect to existing wastewater utilities?<br>If No, describe method for providing wastewater treatment: _____  | NO                                  | YES                                 |                          |
|   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |                          |
| 12. a. Does the site contain a structure that is listed on either the State or National Register of Historic Places?  | NO                                  | YES                                 |                          |
|   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          |
| b. Is the proposed action located in an archeological sensitive area?   | NO                                  | YES                                 |                          |
|   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          |
| 13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?  | NO                                  | YES                                 |                          |
|   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          |
| b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?<br>If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____   | NO                                  | YES                                 |                          |
|   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          |
| 14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:<br><input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional<br><input type="checkbox"/> Wetland <input checked="" type="checkbox"/> Urban <input type="checkbox"/> Suburban |                                     |                                     |                          |
| 15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?  | NO                                  | YES                                 |                          |
|   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          |
| 16. Is the project site located in the 100 year flood plain?  | NO                                  | YES                                 |                          |
|   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          |
| 17. Will the proposed action create storm water discharge, either from point or non-point sources?<br>If Yes,<br>a. Will storm water discharges flow to adjacent properties? <input type="checkbox"/> NO <input type="checkbox"/> YES   | NO                                  | YES                                 |                          |
|   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          |
| b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?<br>If Yes, briefly describe: _____  | NO                                  | YES                                 |                          |
|   | <input type="checkbox"/>            | <input type="checkbox"/>            |                          |

|  |                                     |                          |
|--|-------------------------------------|--------------------------|
| 18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)?<br>If Yes, explain purpose and size: _____<br>_____ | NO                                  | YES                      |
|  | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?<br>If Yes, describe: _____<br>_____   | NO                                  | YES                      |
|  | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?<br>If Yes, describe: _____<br>_____   | NO                                  | YES                      |
|  | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| <b>I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</b>   |                                     |                          |
| Applicant/sponsor name: <u>John R Condon</u>   |                                     | Date: <u>8/20/18</u>     |
| Signature: <u>John R Condon</u>  |                                     |                          |

**Part 2 - Impact Assessment.** The Lead Agency is responsible for the completion of Part 2. Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

|  | No, or small impact may occur | Moderate to large impact may occur |
|--|-------------------------------|------------------------------------|
| 1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?  | <input type="checkbox"/>      | <input type="checkbox"/>           |
| 2. Will the proposed action result in a change in the use or intensity of use of land?   | <input type="checkbox"/>      | <input type="checkbox"/>           |
| 3. Will the proposed action impair the character or quality of the existing community?   | <input type="checkbox"/>      | <input type="checkbox"/>           |
| 4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?                      | <input type="checkbox"/>      | <input type="checkbox"/>           |
| 5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?            | <input type="checkbox"/>      | <input type="checkbox"/>           |
| 6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities? | <input type="checkbox"/>      | <input type="checkbox"/>           |
| 7. Will the proposed action impact existing:   | <input type="checkbox"/>      | <input type="checkbox"/>           |
| a. public / private water supplies?  | <input type="checkbox"/>      | <input type="checkbox"/>           |
| b. public / private wastewater treatment utilities?  | <input type="checkbox"/>      | <input type="checkbox"/>           |
| 8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?                                   | <input type="checkbox"/>      | <input type="checkbox"/>           |
| 9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?                     | <input type="checkbox"/>      | <input type="checkbox"/>           |

|   | No, or small impact may occur | Moderate to large impact may occur |
|---|-------------------------------|------------------------------------|
| 10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems? | <input type="checkbox"/>      | <input type="checkbox"/>           |
| 11. Will the proposed action create a hazard to environmental resources or human health?                        | <input type="checkbox"/>      | <input type="checkbox"/>           |

**Part 3 - Determination of significance. The Lead Agency is responsible for the completion of Part 3.** For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

|  |  |
|--|--|
| <input type="checkbox"/>                                 | Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required. |
| <input type="checkbox"/>                                 | Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.   |
| _____  | _____  |
| Name of Lead Agency                                      | Date   |
| _____  | _____  |
| Print or Type Name of Responsible Officer in Lead Agency | Title of Responsible Officer   |
| _____  | _____  |
| Signature of Responsible Officer in Lead Agency          | Signature of Preparer (if different from Responsible Officer)  |

**PRINT**

95.00-05-09.200

95.00-05-05.110

95.00-09-07.000

Luker Rd

95.08-01-14.000

95.20-01-19.000

95.08-01-13.000

95.08-01-16.000



SWINGING LANDS

ELL CLARK

TOWN OF PORTLANDVILLE  
STATE OF NEW YORK  
NOVEMBER 24, 2002  
REVISED: 11-13-09

Customer Services  
Vehicle Display Parcels

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