Genesee County Economic Development Center

Power People Incentives

December 31, 2024

Re: State Environmental Quality Review Act Update for the
Western New York Science & Technology Advanced Manufacturing Park

Dear Interested or Involved Agency:

The Genesee County Industrial Development Agency d/b/a the Genesee County Economic Development Center ("**GCEDC**"), in conjunction with the Genesee Gateway Local Development Corporation ("**GGLDC**"), the non-profit real estate affiliate of the GCEDC, STAMP Sewer Works, Inc. ("**SSW**"), and STAMP Water Works, Inc. ("**SWW**") is developing the Western New York Science & Technology Advanced Manufacturing Park ("**STAMP**" or the "**Project**"), an advanced manufacturing technology campus on approximately 1,262 acres located on the west side of New York State Route 63/77, approximately five miles north of the I-90/New York State Thruway ("**Site**") in the Town of Alabama, New York ("**Town**"). STAMP is intended to be an economic development engine, providing opportunities for economic growth unlike any other in the greater Buffalo/Niagara and Rochester regions. At full build out, STAMP will feature 6.1 million square feet of development in a natural, sustainable, campus setting. The development on the Site will accommodate various uses such as technology and manufacturing facilities, tech space, agribusinesses, support facilities, office space and ancillary retail. STAMP was specifically designed to accommodate world-class, high-tech companies and as such, it focuses on attracting large, technology advanced manufacturing tenants, with an emphasis on tenants operating in renewable energy industries.

The GCEDC first analyzed the environmental impacts of the development of the Site, as lead agency, pursuant to the State Environmental Quality Review Act ("**SEQRA**"), in a process culminating with a Final Generic Environmental Impact Statement ("**GEIS**") issued on January 19, 2012. A written Findings Statement ("**GCEDC Findings**") was issued on March 12, 2012. In June 2016, and August 2019, SEQRA updates were conducted to analyze various changes to the Project following issuance of the GCEDC Findings ("**2016 Modifications**" and "**2019 Modifications**"). The GCEDC, as lead agency, issued written amended findings statements on July 14, 2016 ("**2016 GCEDC Findings**") and a SEQRA update on August 6, 2020 ("**2020 SEQRA Update**"). In February 2021, a SEQRA update was conducted to evaluate the addition of a tenant to the STAMP Site ("**2021 SEQRA Update**"). Following the 2021 SEQRA Update, GCEDC conducted additional SEQRA analysis in 2022 to evaluate new environmental information relating to the construction of the STAMP wastewater treatment facility, force main, substation, and powerline reroute and issued a negative declaration for the same in July of 2022 ("**2022 Negative Declaration**"). GCEDC amended the negative declaration in August of 2022 ("**2022 First Amended Negative Declaration**") to address concerns raised by the

Tonawanda Seneca Nation ("**Nation**") and again in October of 2022 to address changes in construction timing for the powerline reroute ("**2022 Second Amended Negative Declaration**"). Following the updated review, GCEDC issued another negative declaration and positive findings on February 1, 2023 (the "**February 2023 Negative Declaration**"). On August 1, 2024, GCEDC issued a Negative Declaration (the "**2024 Negative Declaration**") with regards to additional modifications to STAMP infrastructure and the construction of a sewer force main to the Village of Oakfield (the "**Oakfield Force Main**") (collectively, the GEIS as amended and updated, together with the negative declarations, are referred to as the "**STAMP GEIS**").

In connection with the Project, by letter dated November 25, 2024, the GCEDC circulated a notice of intent to re-establish itself as lead agency for STAMP ("**Notice**") pursuant to SEQRA in conjunction with two proposed projects at STAMP. The first consists of the proposed construction of two, two-story buildings that will house data center equipment totaling approximately 900,000 square feet across an approximately 43 acre site together with supporting infrastructure ("**Project Hydroscale**"); the second consists of the proposed construction of three, one-story buildings that will house data center equipment totaling approximately 750,000 square feet across an approximately 100 acre site together with supporting infrastructure ("**Project Rampart**").

Since the circulation of the Notice, GCEDC has received an application for a third data center project ("**Project Double Reed**") proposed for approximately the same parcel as Project Hydroscale and Project Rampart. Project Double Reed consists of the construction of either four, two-story buildings ("**Option 1**"); or three, one story buildings ("**Option 2**") that will house data center equipment totaling approximately 1,200,000 or 900,000 square feet, respectively, across an approximately 60 acre site together with supporting infrastructure (together with Project Rampart and Project Hydroscale, the ("**Data Center Projects**"). *See* **Exhibit C** and **Exhibit E**.

The GCEDC, as lead agency, is obligated to evaluate all of these projects pursuant to SEQRA. Thus, the GCEDC is now providing an updated notice of intent to act as lead agency for purposes of evaluating the Data Center Projects pursuant to SEQRA.

GGEDC, which has served as the SEQRA lead agency for the Project, is distributing copies of relevant information to assist interested and involved agencies in providing comments to the lead agency about potential adverse environmental impacts associated with Project Double Reed. This information includes the following:

Exhibit	Description
Exhibit A:	Notice of Intent to Re-Establish Lead Agency
Exhibit B:	List of Interested and Involved Agencies
Exhibit C:	Full Environmental Assessment Form ("**EAF**") (Part I) for Project Double Reed (with attachments thereto)
Exhibit D:	Acknowledgment of GCEDC Re-establishment as Lead Agency to Conduct a Coordinated Review Pursuant to SEQRA for Data Center Projects
Exhibit E:	Project Double Reed Application

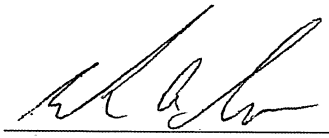
Reestablishment of GCEDC as Lead Agency

Therefore, the GCEDC now desires to formally re-establish itself as lead agency for this Type I Action pursuant to and in accordance with SEQRA. Accordingly, the GCEDC is providing your agency, board or department with its Notice of Intent to Act as Lead Agency for the Data Center Projects, attached as **Exhibit A**. All potentially involved agencies are listed on the attached **Exhibit B**. Also, a copy of the EAF for Project Double Reed is attached as **Exhibit C**.

Under SEQRA, potentially involved agencies have thirty (30) days from the date the lead agency package was transmitted to contest the GCEDC's notice of intent to re-establish itself as lead agency. We request that your agency accept and approve the re-establishment of the GCEDC as lead agency for the Data Center Projects by signing the "Acknowledgment of GCEDC to Re-establish Itself as Lead Agency and Conduct a Coordinated Review Pursuant to SEQRA" form included with this package as **Exhibit D**. The form may be directed to the GCEDC via fax ((585) 343-0848), via mail (99 MedTech Drive, Suite 106, Batavia, NY 14020), or via e-mail (mmasse@gcedc.com). Any agency that does not respond within 30 days of the date that the lead agency package was transmitted will be deemed to have consented to the re-establishment of the GCEDC as lead agency for the coordinated environmental review, pursuant to and in accordance with SEQRA, for the Data Center Projects.

Very truly yours,

Genesee County Economic Development Center

By: 

Mark A. Masse, CPA
President and CEO

cc: Adam Walters, Esq.

Exhibit A

NEW YORK STATE ENVIRONMENTAL QUALITY REVIEW ACT
NOTICE OF COORDINATED REVIEW AND DECLARATION OF INTENT TO ACT AS LEAD AGENCY
December 23, 2024

This notice is issued by the Genesee County Industrial Development Agency d/b/a the Genesee County Economic Development Center ("**GCEDC**" or the "**Agency**"), pursuant to and in accordance with Article 8 of the Environmental Conservation Law, Chapter 43-B of the Consolidated Laws of New York, as amended, of the State Environmental Quality Review Act and the regulations adopted pursuant thereto by the New York State Department of Environmental Conservation, being 6 NYCRR Part 617, as amended (collectively "**SEQRA**").

Project Name: Data Center Projects

Location: 6840 Crosby Road, Alabama, Genesee County, New York

Classification: Type I: __X___ Unlisted: ____

Project Description:
The Genesee County Industrial Development Agency d/b/a the Genesee County Economic Development Corporation ("**GCEDC**"), in conjunction with the Genesee Gateway Local Development Corporation ("**GGLDC**"), the non-profit real estate affiliate of the GCEDC, STAMP Sewer Works, Inc. ("**SSW**"), and STAMP Water Works, Inc. ("**SWW**"), have been working for more than a decade on the development of the Western New York Science & Technology Advanced Manufacturing Park ("**STAMP**" or the "**Project**"), an advanced manufacturing technology campus on approximately 1,262 acres located on the west side of New York State Route 63/77, approximately five miles north of the I-90/New York State Thruway ("**Site**") in the Town of Alabama, New York ("**Town**").

In connection with the Project, by letter dated November 25, 2024, the GCEDC circulated a notice of intent to re-establish itself as lead agency for STAMP ("**Notice**") pursuant to SEQRA in conjunction with two proposed projects at STAMP. The first consists of the proposed construction of two, two-story buildings that will house data center equipment totaling approximately 900,000 square feet across an approximately 43 acre site together with supporting infrastructure ("**Project Hydroscale**"); the second consists of the proposed construction of three, one-story buildings that will house data center equipment totaling approximately 750,000 square feet across an approximately 100 acre site together with supporting infrastructure ("**Project Rampart**").

Since the circulation of the Notice, GCEDC has received an application for a third data center project ("**Project Double Reed**") proposed for approximately the same parcel as Project Hydroscale and Project Rampart. Project Double Reed consists of the

construction of either four, two-story buildings ("**Option 1**"); or three, one story buildings ("**Option 2**") that will house data center equipment totaling approximately 1,200,000 or 900,000 square feet, respectively, across an approximately 60 acre site together with supporting infrastructure (together with Project Rampart and Project Hydroscale, the ("**Data Center Projects**"). *See* **Exhibit C** and **Exhibit E**.

The GCEDC, as lead agency, is obligated to evaluate all of these projects pursuant to SEQRA. Thus, the GCEDC is now providing an updated notice of intent to act as lead agency for purposes of evaluating the Data Center Projects pursuant to SEQRA.

Notice Details:
The GCEDC first analyzed the environmental impacts of the development of the Site, as lead agency, pursuant to SEQRA, in a process culminating with a Final Generic Environmental Impact Statement ("**GEIS**") issued on January 19, 2012. A written Findings Statement ("**GCEDC Findings**") was issued on March 12, 2012. In June 2016, and August 2019, SEQRA updates were conducted to analyze various changes to the Project following issuance of the GCEDC Findings ("**2016 Modifications**" and "**2019 Modifications**"). The GCEDC, as lead agency, issued written amended findings statements on July 14, 2016 ("**2016 GCEDC Findings**") and a SEQRA update on August 6, 2020 ("**2020 SEQRA Update**"). In February 2021, a SEQRA update was conducted to evaluate the addition of a tenant to the STAMP Site ("**2021 SEQRA Update**"). Following the 2021 SEQRA Update, GCEDC conducted additional SEQRA analysis in 2022 to evaluate new environmental information relating to the construction of the STAMP wastewater treatment facility, force main, substation, and powerline reroute and issued a negative declaration for the same in July of 2022 ("**2022 Negative Declaration**"). GCEDC amended the negative declaration in August of 2022 ("**2022 First Amended Negative Declaration**") to address concerns raised by the Tonawanda Seneca Nation ("**Nation**") and again in October of 2022 to address changes in construction timing for the powerline reroute ("**2022 Second Amended Negative Declaration**"). Following the updated review, GCEDC issued another negative declaration and positive findings on February 1, 2023 (the "**February 2023 Negative Declaration**"). On August 1, 2024, GCEDC issued a Negative Declaration (the "**2024 Negative Declaration**") with regards to additional modifications to STAMP infrastructure and the construction of a sewer force main to the Village of Oakfield (the "**Oakfield Force Main**") (collectively, the GEIS as amended and updated, together with the negative declarations, are referred to as the "**STAMP GEIS**").

Interested and Involved Agencies for the STAMP Project include the following: Town of Alabama Town Board; Town of Alabama Planning Board; Town of Alabama Superintendent of Highways; Town of Alabama Fire Department; Town of Shelby Superintendent of Highways; Town of Shelby Town Board; Town of Shelby Planning Board; Village of Oakfield Board of Trustees; Village of Oakfield Planning Board; Village of Oakfield Department of Public Works; Town of Oakfield Town Board; Genesee County Department of Planning; Genesee County Health Department; Genesee County Legislature; Genesee County Highway Department; Genesee County

Water Resources Board; Genesee County Emergency Management; County of Orleans; Orleans County Department of Health; Orleans County Department of Planning and Development; Orleans County Highway Superintendent; Orleans County Soil and Water; Orleans County Emergency Management Office; Niagara County Water District; New York State Department of Transportation; New York State Department of Environmental Conservation; New York State Department of Health; New York State Office of Parks, Recreation and Historic Preservation; New York State Department of Agriculture and Markets; New York State Power Authority; New York State Thruway Authority; Empire State Development Corporation; Tonawanda Seneca Nation; Genesee Gateway Local Development Corporation; STAMP Sewer Works, Inc.; STAMP Water Works, Inc.; U.S. Army Corps of Engineers.

Action Requested:
Under SEQRA, potentially involved agencies have thirty (30) days from the date the lead agency package was transmitted to contest the GCEDC's notice of intent to re-establish itself as lead agency. We request that your agency accept and approve the re-establishment of the GCEDC as lead agency for the Data Center Projects by signing the "Acknowledgment of GCEDC to Re-establish Itself as Lead Agency and Conduct a Coordinated Review Pursuant to SEQRA" form included with this package. The form may be directed to the GCEDC via fax ((585) 343-0848), via mail (99 MedTech Drive, Suite 106, Batavia, NY 14020), or via e-mail (mmasse@gcedc.com). Any agency that does not respond within 30 days of the date that the lead agency package was transmitted will be deemed to have consented to the re-establishment of the GCEDC as lead agency for the coordinated environmental review, pursuant to and in accordance with SEQRA, for the Data Center Projects.

For Further Information Contact:

Genesee County Economic Development Center
99 MedTech Drive
Suite 106
Batavia, NY 14020
ATTN: Mark A. Masse, CPA, President and CEO
Phone: (585) 343-4866, ext. 17
Toll free: (877) 343-4866
Fax: (585) 343-0848

Exhibit B

Data Center Projects
List of Potentially Interested and Involved Agencies

The following is a list of potentially interested and involved agencies:

Town of Alabama Town Board
2218 Judge Road
Oakfield, NY 14125
Attn: Robert Crossen, Town Supervisor

Town of Alabama Planning Board
2218 Judge Road
Oakfield, NY 14125
Attn: Carl Kumpf, Planning Board Chairman

Town of Alabama Superintendent of Highways
2218 Judge Road
Oakfield, NY 14125
Attn: Jeffrey Covel

Town of Alabama Fire Department
2230 Judge Road
Basom, NY 14013
Attn: Gary Patnode, Chief

Town of Shelby Superintendent of Highways
4062 Salt Works Road
Medina, NY 14103
Attn: Dale Root

Town of Shelby Town Board
4062 Salt Works Road
Medina, NY 14103
Attn: Scott Wengewicz, Supervisor

Town of Shelby Planning Board
4062 Salt Works Road
Medina, NY 14103
Attn: Kirk Myhill, Chairman

Village of Oakfield Board of Trustees
37 Main St.
Oakfield, NY 14125

Attn: David Boyle, Mayor

Village of Oakfield Planning Board
37 Main St.
Oakfield, NY 14125
Attn: Deborah Deer

Village of Oakfield Department of Public Works
37 Main St.
Oakfield, NY 14125
Attn: Tom Mikolajczyk, supervisor

Town of Oakfield Town Board
3219 Drake Street
Oakfield, NY 14125
Attn: Matt Martin, Town Supervisor

Genesee County Department of Planning
County Building 2
3837 West Main Street Road
Batavia, NY 14020
Attn: Felipe Oltramari, Director

Genesee County Health Department
County Building 2
3837 West Main Street Road
Batavia, NY 14020
Attn: Paul Pettit, Public Health Director

Genesee County Legislature
Old Courthouse
7 Main Street
Batavia, NY 14020
Attn: Rochelle Stein, Chair

Genesee County Department of Public Works
153 Cedar Street #2
Batavia, NY 14020
Attn: Tim Hens, Commissioner of Public Works

Genesee County Water Resources Board
153 Cedar Street #2
Batavia, NY 14020

Attn: Bruno DeFazio, Chair

Genesee County Emergency Management
7690 State Street Road
Batavia, NY 14020
Attn: Timothy Yaeger, Coordinator

County of Orleans
3 South Main Street
Albion, NY 1441-1495
Attn: John C. Welch, Jr., Chief Administrative Officer

Orleans County Department of Health
14016 State Route 31, Suite 101
Albion, NY 14411
Attn: Paul A. Pettit, Director

Orleans County Department of Planning and Development
14016 Route 31 West
Albion, NY 14411
Attn: James R. Bensley AICP, Director

Orleans County Department of Public Works
225 West Academy Street
Albion, NY 14411
John Papponetti, Commissioner of Public Works

Orleans County Soil and Water
446 West Avenue
Albion, NY 14411
Attn: Katie Sommerfeldt, Manager

Orleans County Emergency Management Office
14064 W County House Road
Albion, NY 14411
Attn: Justin Niederhofer, Director

Niagara County Water District
5450 Ernest Road., P.O. Box 315
Lockport, NY 14095-0315
Attn: Jennifer Bieber, Administrative Director

New York State Department of Transportation

5441 East Main Street Road
Batavia, NY 14020
Attn: Dan Stahley, Asst. Resident Engineer

New York State Department of Environmental Conservation
Region 8 Office
6274 E. Avon-Lima Road
Avon, NY 14414-9519
Attn: Thomas Haley, Regional Permit Administrator

New York State Department of Health
Corning Tower
Empire State Plaza
Albany, NY 12237

New York State Office of Parks, Recreation and Historic Preservation
625 Broadway
Albany, NY 12207
Attn: Nancy Herter, Director, Technical Preservation Bureau

New York State Department of Agriculture and Markets
10B Airline Drive
Albany, NY 12235
Attn: Bob Somers, Manager Farmland Protection Unit

New York State Power Authority
123 Main Street
Corporate Communications
White Plains, NY 10601-3170
Attn: Justin E. Driscoll, President and CEO

New York State Thruway Authority
Administrative Headquarters
200 Southern Blvd.
Albany, NY 12209
Attn: Elizabeth Novak, Director of Transportation Planning and Environmental Services

Empire State Development Corporation
633 Third Avenue
New York, NY 10017
Attn: Soo Kang, Planning and Environmental Review

New York State Public Service Commission

Empire State Plaza
Agency Building 3
Albany, NY 12223-1350
Attn: Hon. Michelle L. Phillips, Secretary to the Commission

Tonawanda Seneca Nation[1]
7027 Meadville Road, P.O. Box 795
Basom, NY 14013
Attn: Christine Abrams, TSN Office Administrator

Genesee Gateway Local Development Corporation
99 MedTech Drive, Suite 106
Batavia, NY 14020
Attn: Don Cunningham, Chairman

STAMP Sewer Works, Inc.
99 MedTech Drive, Suite 106
Batavia, NY 14020
Attn: Pete Zeliff, Chairman

STAMP Water Works, Inc.
99 MedTech Drive, Suite 106
Batavia, NY 14020
Attn: Pete Zeliff, Chairman

U.S. Army Corps of Engineers
Buffalo District
478 Main Street
Buffalo, NY 14203
Attn: Lieutenant Colonel Robert Burnham

[1] Note: The Tonawanda Seneca Nation is identified as an Interested Agency for informational purposes only pursuant to the terms of the Stipulation of Settlement and Order entered into between GCEDC and the Tonawanda Seneca Nation in *Tonawanda Seneca Nation v. Hyde*.

Exhibit C

NEW YORK STATE SEQR – EAF PART 1

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 1is accurate and complete.

A. Project and Applicant/Sponsor Information.

Name of Action or Project: Project Double Reed		
Project Location (describe, and attach a general location map): Genesee County Science, Technology, and Advanced Manufacturing Park (STAMP), Town of Alabama, New York		
Brief Description of Proposed Action (include purpose or need): The proposed action involves the development of a 60 acre parcel within the Genesee County Science, Technology, and Advanced Manufacturing Park (STAMP) in the Town of Alabama, New York. The proposed action will include construction of multiple buildings totaling approximately 1,200,000 square feet, with supporting road access and campus security measures, on-site vehicular circulation, parking, utility services and supporting infrastructure, equipment storage and operation yards. Stormwater management facilities will also be implemented for the control and treatment of on-site runoff. The proposed location of the site is on the west side of Crosby Road, approx. 660' south of its intersection with Lewiston Road (Hwy. 77). The entire STAMP site was subject to previous SEQRA review per the DGEIS dated April 11, 2011.		
Name of Applicant/Sponsor: SDC Technology Services, LLC	Telephone: 214.267.0400 E-Mail: info@stream-dc.com	
Address: 2001 Ross Avenue		
City/PO: Dallas	State: TX	Zip Code: 75201
Project Contact (if not same as sponsor; give name and title/role): Bradley Wells, Site Selection and Development Manager	Telephone: E-Mail:	
Address:		
City/PO:	State:	Zip Code:
Property Owner (if not same as sponsor): Genesee County Industrial Development Center d/b/a Genesee County Eco Dev Center	Telephone: 585-343-866, ext. 17 E-Mail: mmase@gcedc.com	
Address: 99 MedTech Drive, Suite 106		
City/PO: Batavia	State: NY	Zip Code: 14020

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 Council, Town Board, or Village Board of Trustees ☐Yes ☑No		
b. City, Town or Village Planning Board or Commission ☑Yes ☐No	Town of Alabama Planning Board: SEQR, Site Plan, Grading Plan	
c. City, Town or Village Zoning Board of Appeals ☐Yes ☑No		
d. Other local agencies ☑Yes ☐No	Local Fire Review; Town of Alabama: Bldg. Permit, Certif. of Occupancy	
e. County agencies ☑Yes ☐No	Genesee County Planning Board GML Review; GCEDC: Utility Review, Host Agreement	
f. Regional agencies ☐Yes ☑No		
g. State agencies ☑Yes ☐No	NYSDEC: Stormwater, SPDES, Chem. Storage, Air Quality	
h. Federal agencies ☐Yes ☑No		

i. Coastal Resources.

i. Is the project site within a Coastal Area, or the waterfront area of a Designated Inland Waterway? ☐Yes ☑No

ii. Is the project site located in a community with an approved Local Waterfront Revitalization Program? ☐Yes ☑No

iii. Is the project site within a Coastal Erosion Hazard Area? ☐Yes ☑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):

_____

_____

_____

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?
Technology District - 1

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? Oakfield - Alabama CSD

b. What police or other public protection forces serve the project site?
Genesee County Sheriff's Office / New York State Police

c. Which fire protection and emergency medical services serve the project site?
Town of Alabama Volunteer Fire Dept.; Genesee County Emerg. Mgt. Services; Mercy Flight Service

d. What parks serve the project site?
Town of Alabama wildlife conservation areas include the NYSDEC Tonawanda WMA, the NYSDEC John White WMA, and the federal Iroquois National Wildlife Refuge .

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)? Industrial - Technology Services

b. a. Total acreage of the site of the proposed action? 60 acres
b. Total acreage to be physically disturbed? 60 acres
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? 60 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)
Industrial - Technology Services
ii. Is a cluster/conservation layout proposed? ☐ Yes ☑ No
iii. Number of lots proposed? 1
iv. Minimum and maximum proposed lot sizes? Minimum approx 60 ac Maximum _____

e. Will the proposed action be constructed in multiple phases? ☐ Yes ☑ No
i. If No, anticipated period of construction: 24 months
ii. If Yes:
- Total number of phases anticipated _____
- Anticipated commencement date of phase 1 (including demolition) _____ month _____ year
- Anticipated completion date of final phase _____ month _____year
- Generally describe connections or relationships among phases, including any contingencies where progress of one phase may determine timing or duration of future phases: _____

f. Does the project include new residential uses? ☐ Yes ☑ No

If Yes, show numbers of units proposed.

	One Family	Two Family	Three Family	Multiple Family (four or more)
Initial Phase	_____	_____	_____	_____
At completion of all phases	_____	_____	_____	_____

g. Does the proposed action include new non-residential construction (including expansions)? ☑ Yes ☐ No

If Yes,

i. Total number of structures 4

ii. Dimensions (in feet) of largest proposed structure: 70 height; 350 width; and 800 length

iii. Approximate extent of building space to be heated or cooled: 1,200,000 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? ☐ Yes ☑ No

If Yes,

i. Purpose of the impoundment: _____

ii. If a water impoundment, the principal source of the water: ☐ Ground water ☐ Surface water streams ☐ Other specify:

_____

iii. If other than water, identify the type of impounded/contained liquids and their source.

_____

iv. Approximate size of the proposed impoundment. Volume: _____ million gallons; surface area: _____ acres

v. Dimensions of the proposed dam or impounding structure: _____ height; _____ length

vi. Construction method/materials for the proposed dam or impounding structure (e.g., earth fill, rock, wood, concrete):

_____

D.2. Project Operations

a. Does the proposed action include any excavation, mining, or dredging, during construction, operations, or both? (Not including general site preparation, grading or installation of utilities or foundations where all excavated materials will remain onsite) ☐ Yes ☑ No

If Yes:

i .What is the purpose of the excavation or dredging? _____

ii. How much material (including rock, earth, sediments, etc.) is proposed to be removed from the site?

- Volume (specify tons or cubic yards): _____
- Over what duration of time? _____

iii. Describe nature and characteristics of materials to be excavated or dredged, and plans to use, manage or dispose of them.

_____

_____

i*v.* Will there be onsite dewatering or processing of excavated materials? ☐ Yes ☐ No

If yes, describe. _____

_____

v. What is the total area to be dredged or excavated? _____acres

vi. What is the maximum area to be worked at any one time? _____ acres

vii. What would be the maximum depth of excavation or dredging? _____ feet

viii. Will the excavation require blasting? ☐ Yes ☐ No

ix. Summarize site reclamation goals and plan: _____

_____

_____

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? ☐ Yes ☑ No

If Yes:

i. Identify the wetland or waterbody which would be affected (by name, water index number, wetland map number or geographic description): _____

_____

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: _____

_____

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: 10,000 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: STAMP Water Works, Inc.
- 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: Waterline extension to property line, approx. 2,000 LF, from the GCEDC STAMP WWTF
- Source(s) of supply for the district: Genesee County

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.

d. Will the proposed action generate liquid wastes? ☑ Yes ☐ No

If Yes:

i. Total anticipated liquid waste generation per day: 10,000 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: STAMP Sewer Works via agreement with Oakfield WWTP
- Name of district: STAMP Sewer Works, Inc.
- 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

- Do existing sewer lines serve the project site? ☐ Yes ☑ No
- Will a line extension within an existing district be necessary to serve the project? ☑ Yes ☐ No

If Yes:

- Describe extensions or capacity expansions proposed to serve this project: A new force main and pump station is currently being designed and will be constructed in 2025. Route is direct from STAMP site to Oakfield WWTP

iv. Will a new wastewater (sewage) treatment district be formed to serve the project site? ☐ Yes ☑ No

If Yes:

- Applicant/sponsor for new district: _____
- Date application submitted or anticipated: _____
- What is the receiving water for the wastewater discharge? _____

v. If public facilities will not be used, describe plans to provide wastewater treatment for the project, including specifying proposed receiving water (name and classification if surface discharge or describe subsurface disposal plans):

_____

_____

vi. Describe any plans or designs to capture, recycle or reuse liquid waste: No recycling or reuse of liquid waste is planned. All waste generated on the site will be captured via traditional sanitary sewer piping and piped to the STAMP main pump station for disposal.

e. Will the proposed action disturb more than one acre and create stormwater runoff, either from new point sources (i.e. ditches, pipes, swales, curbs, gutters or other concentrated flows of stormwater) or non-point source (i.e. sheet flow) during construction or post construction? ☑ Yes ☐ No

If Yes:

i. How much impervious surface will the project create in relation to total size of project parcel?

_____ Square feet or 40 acres (impervious surface)

_____ Square feet or 60 acres (parcel size)

ii. Describe types of new point sources. Rainwater runoff from parking areas, roadways, building roofs and associated walking paths and equipment yards.

iii. Where will the stormwater runoff be directed (i.e. on-site stormwater management facility/structures, adjacent properties, groundwater, on-site surface water or off-site surface waters)?

On-site stormwater management facilities that will outlet to and be conveyed to a storm pipe system along Crosby Road.

- If to surface waters, identify receiving water bodies or wetlands: _____
- Will stormwater runoff flow to adjacent properties? ☐ Yes ☑ No

iv. Does the proposed plan minimize impervious surfaces, use pervious materials or collect and re-use stormwater? ☑ Yes ☐ No

f. Does the proposed action include, or will it use on-site, one or more sources of air emissions, including fuel combustion, waste incineration, or other processes or operations? ☑ Yes ☐ No

If Yes, identify:

i. Mobile sources during project operations (e.g., heavy equipment, fleet or delivery vehicles)

Air emissions from heavy construction equipment, passenger vehicles (Permanent Employees and Temporary Construction), Electric Generation

ii. Stationary sources during construction (e.g., power generation, structural heating, batch plant, crushers)

iii. Stationary sources during operations (e.g., process emissions, large boilers, electric generation)

Backup Generation

g. Will any air emission sources named in D.2.f (above), require a NY State Air Registration, Air Facility Permit, or Federal Clean Air Act Title IV or Title V Permit? ☑ Yes ☐ No

If Yes:

i. Is the project site located in an Air quality non-attainment area? (Area routinely or periodically fails to meet ambient air quality standards for all or some parts of the year) ☐ Yes ☑ No

ii. In addition to emissions as calculated in the application, the project will generate:

- 6,000 Tons/year (short tons) of Carbon Dioxide (CO_2)
- 0.05 Tons/year (short tons) of Nitrous Oxide (N_2O)
- 0 Tons/year (short tons) of Perfluorocarbons (PFCs)
- 0 Tons/year (short tons) of Sulfur Hexafluoride (SF_6)
- 0 Tons/year (short tons) of Carbon Dioxide equivalent of Hydroflourocarbons (HFCs)
- 0 Tons/year (short tons) of Hazardous Air Pollutants (HAPs)

h. Will the proposed action generate or emit methane (including, but not limited to, sewage treatment plants, landfills, composting facilities)? ☐Yes ☑No

If Yes:

i. Estimate methane generation in tons/year (metric): _____

ii. Describe any methane capture, control or elimination measures included in project design (e.g., combustion to generate heat or electricity, flaring): _____

i. Will the proposed action result in the release of air pollutants from open-air operations or processes, such as quarry or landfill operations? ☐Yes ☑No

If Yes: Describe operations and nature of emissions (e.g., diesel exhaust, rock particulates/dust):

_____

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? ☑Yes ☐No

If Yes:

i. When is the peak traffic expected (Check all that apply): ☑ Morning ☑ Evening ☐Weekend ☐ Randomly between hours of _____ to _____.

ii. For commercial activities only, projected number of truck trips/day and type (e.g., semi trailers and dump trucks): _____

iii. Parking spaces: Existing 0 Proposed 160 Net increase/decrease +160

iv. Does the proposed action include any shared use parking? ☐Yes ☑No

v. If the proposed action includes any modification of existing roads, creation of new roads or change in existing access, describe:

The internal private drive network will loop and have access points onto Crosby Road or via easement agreements

vi. Are public/private transportation service(s) or facilities available within ½ mile of the proposed site? ☐Yes ☑No

vii Will the proposed action include access to public transportation or accommodations for use of hybrid, electric or other alternative fueled vehicles? ☑Yes ☐No

viii. Will the proposed action include plans for pedestrian or bicycle accommodations for connections to existing pedestrian or bicycle routes? ☐Yes ☑No

k. Will the proposed action (for commercial or industrial projects only) generate new or additional demand for energy? ☑Yes ☐No

If Yes:

i. Estimate annual electricity demand during operation of the proposed action: _____

250MW

ii. Anticipated sources/suppliers of electricity for the project (e.g., on-site combustion, on-site renewable, via grid/local utility, or other):

Transmitted by New York Power Authority and delivered by National Grid

iii. Will the proposed action require a new, or an upgrade, to an existing substation? ☑Yes ☐No

l. Hours of operation. Answer all items which apply.

i. During Construction:

- Monday - Friday: 7:00 AM - 5:00 PM
- Saturday: 7:00 AM - 5:00 PM
- Sunday: Not Applicable
- Holidays: Not Applicable

ii. During Operations:

- Monday - Friday: Continuous (24 hours)
- Saturday: Continuous (24 hours)
- Sunday: Continuous (24 hours)
- Holidays: Continuous (24 hours)

m. Will the proposed action produce noise that will exceed existing ambient noise levels during construction, operation, or both? ☑ Yes ☐ No

If yes:

i. Provide details including sources, time of day and duration:

Construction: Heavy equipment operation, materials bending and dumping, possible riveting and jackhammering - 7 AM to 5 PM Mon-Sat;
Operations: Emergency Electric Generation during Power Outages (infrequent)

ii. Will the proposed action remove existing natural barriers that could act as a noise barrier or screen? ☐ Yes ☑ No

Describe: _____

n. Will the proposed action have outdoor lighting? ☑ Yes ☐ No

If yes:

i. Describe source(s), location(s), height of fixture(s), direction/aim, and proximity to nearest occupied structures:

Exterior lighting/fixtures on new buildings, parking areas, and access drives. Perimeter lighting will include shield to prevent spill onto adjacent properties.
The Emerson Vacuum facility will be across Crosby Rd., approx 500' away.

ii. Will proposed action remove existing natural barriers that could act as a light barrier or screen? ☐ Yes ☑ No

Describe: _____

o. Does the proposed action have the potential to produce odors for more than one hour per day? ☐ Yes ☑ No

If Yes, describe possible sources, potential frequency and duration of odor emissions, and proximity to nearest occupied structures: _____

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? ☑ Yes ☐ No

If Yes:

i. Product(s) to be stored Diesel [In Gallons]

ii. Volume(s) 1,500,000 per unit time year (e.g., month, year)

iii. Generally, describe the proposed storage facilities:

Electric Generators with Belly Tank Storage

q. Will the proposed action (commercial, industrial and recreational projects only) use pesticides (i.e., herbicides, insecticides) during construction or operation? ☐ Yes ☑ No

If Yes:

i. Describe proposed treatment(s):

ii. Will the proposed action use Integrated Pest Management Practices? ☐ Yes ☐ No

r. Will the proposed action (commercial or industrial projects only) involve or require the management or disposal of solid waste (excluding hazardous materials)? ☑ Yes ☐ No

If Yes:

i. Describe any solid waste(s) to be generated during construction or operation of the facility:

- Construction: 883 tons per year (unit of time)
- Operation : 120 tons per year (unit of time)

ii. Describe any proposals for on-site minimization, recycling or reuse of materials to avoid disposal as solid waste:

- Construction: All commercially feasible options for minimization, recycling, or reuse to avoid disposal will be undertaken, including source reduction, material reuse, recycling, and composting to divert waste from landfills
- Operation: All commercially feasible options for minimization, recycling, or reuse to avoid disposal will be undertaken, including source reduction, material reuse, recycling, and composting to divert waste from landfills.

iii. Proposed disposal methods/facilities for solid waste generated on-site:

- Construction: Solid waste generated on-site will be collected in clearly marked and designated containers, dependent on local regulations and waste type, and then disposed of at permitted landfills, recycled, or composted.
- Operation: Solid waste generated on-site will be collected in clearly marked and designated containers, dependent on local regulations and waste type, and then disposed of at permitted landfills, recycled, or composted.

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:

The site is situated within a developing industrial park, which is comprised of legacy single-family residential and agricultural uses.

b. Land uses and covertypes on the project site.

Land use or Covertype	Current Acreage	Acreage After Project Completion	Change (Acres +/-)
• Roads, buildings, and other paved or impervious surfaces	1	35	+34
• Forested	0	0	0
• Meadows, grasslands or brushlands (non-agricultural, including abandoned agricultural)	0	0	0
• Agricultural (includes active orchards, field, greenhouse etc.)	59	0	-59
• Surface water features (lakes, ponds, streams, rivers, etc.)	0	0	0
• Wetlands (freshwater or tidal)	0	0	0
• Non-vegetated (bare rock, earth or fill)	0	0	0
• Other Describe: Stormwater Management and Open Space	0	25	+25

c. Is the project site presently used by members of the community for public recreation? ☐ Yes ☑ No

i. If Yes: explain: _____

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? ☐ Yes ☑ No

If Yes,

i. Identify Facilities:

_____

_____

e. Does the project site contain an existing dam? ☐ Yes ☑ No

If Yes:

i. Dimensions of the dam and impoundment:

- Dam height: _____ feet
- Dam length: _____ feet
- Surface area: _____ acres
- Volume impounded: _____ gallons OR acre-feet

ii. Dam's existing hazard classification: _____

iii. Provide date and summarize results of last inspection:

_____

_____

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? ☐ Yes ☑ No

If Yes:

i. Has the facility been formally closed? ☐ Yes ☐ No

- If yes, cite sources/documentation: _____

ii. Describe the location of the project site relative to the boundaries of the solid waste management facility:

_____

_____

iii. Describe any development constraints due to the prior solid waste activities: _____

_____

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? ☐ Yes ☑ No

If Yes:

i. Describe waste(s) handled and waste management activities, including approximate time when activities occurred:

_____

_____

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? ☐ Yes ☑ No

If Yes:

i. Is any portion of the site listed on the NYSDEC Spills Incidents database or Environmental Site Remediation database? Check all that apply: ☐ Yes ☐ No

☐ Yes – Spills Incidents database Provide DEC ID number(s): _____

☐ Yes – Environmental Site Remediation database Provide DEC ID number(s): _____

☐ Neither database

ii. If site has been subject of RCRA corrective activities, describe control measures:_____

_____

_____

iii. Is the project within 2000 feet of any site in the NYSDEC Environmental Site Remediation database? ☐ Yes ☑ No

If yes, provide DEC ID number(s): _____

iv. If yes to (i), (ii) or (iii) above, describe current status of site(s):

_____

_____

v. Is the project site subject to an institutional control limiting property uses? ☐ Yes ☑ No

- If yes, DEC site ID number: _____
- Describe the type of institutional control (e.g., deed restriction or easement): _____
- Describe any use limitations: _____
- Describe any engineering controls: _____
- Will the project affect the institutional or engineering controls in place? ☐ Yes ☑ No
- Explain: _____

E.2. Natural Resources On or Near Project Site

a. What is the average depth to bedrock on the project site? >6 feet

b. Are there bedrock outcroppings on the project site? ☐ Yes ☑ No
If Yes, what proportion of the site is comprised of bedrock outcroppings? _____%

c. Predominant soil type(s) present on project site:

Odessa silt loam	66.4 %
Canadaigua silt loam	17.6 %
Ovid silt loam	16 %

d. What is the average depth to the water table on the project site? Average: >14 feet

e. Drainage status of project site soils:

☑ Well Drained:	0.5 % of site
☑ Moderately Well Drained:	93.9 % of site
☑ Poorly Drained	5.6 % of site

f. Approximate proportion of proposed action site with slopes:

☑ 0-10%:	94.5 % of site
☑ 10-15%:	5.5 % of site
☐ 15% or greater:	_____% of site

g. Are there any unique geologic features on the project site? ☐ Yes ☑ No
If Yes, describe: _____

h. Surface water features.

i. Does any portion of the project site contain wetlands or other waterbodies (including streams, rivers, ponds or lakes)? ☐ Yes ☑ No

ii. Do any wetlands or other waterbodies adjoin the project site? ☑ Yes ☐ No

If Yes to either *i* or *ii*, 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? ☑ Yes ☐ No

iv. For each identified regulated wetland and waterbody on the project site, provide the following information:

- Streams: Name _____ Classification _____
- Lakes or Ponds: Name _____ Classification _____
- Wetlands: Name WOTUS Approximate Size 1.6 Acres
- Wetland No. (if regulated by DEC) _____

v. Are any of the above water bodies listed in the most recent compilation of NYS water quality-impaired waterbodies? ☐ Yes ☑ No

If yes, name of impaired water body/bodies and basis for listing as impaired: _____

i. Is the project site in a designated Floodway? ☐ Yes ☑ No

j. Is the project site in the 100-year Floodplain? ☐ Yes ☑ No

k. Is the project site in the 500-year Floodplain? ☐ Yes ☑ No

l. Is the project site located over, or immediately adjoining, a primary, principal or sole source aquifer? ☐ Yes ☑ No
If Yes:

i. Name of aquifer: _____

m. Identify the predominant wildlife species that occupy or use the project site:
Whitetail Deer | Common Rodents | passerine birds, raptors,woodpeckers
Painted turtles, garter snakes | | game birds
(Source: STAMP DGEIS)

n. Does the project site contain a designated significant natural community? ☐ Yes ☑ No
If Yes:
i. Describe the habitat/community (composition, function, and basis for designation): _____
ii. Source(s) of description or evaluation: _____
iii. Extent of community/habitat:
- Currently: _____ acres
- Following completion of project as proposed: _____ acres
- Gain or loss (indicate + or -): _____ acres

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? ☑ Yes ☐ No

If Yes:
i. Species and listing (endangered or threatened): _____

Heartleaf Plantain, Least Bittern (Source: STAMP DGEIS)

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? ☑ Yes ☐ No

If Yes:
i. Species and listing: _____

Horned Lark (Source: STAMP DGEIS)

q. Is the project site or adjoining area currently used for hunting, trapping, fishing or shell fishing? ☑ Yes ☐ No
If yes, give a brief description of how the proposed action may affect that use: _____

Increased noise, traffic, security fencing, and human presence

E.3. Designated Public Resources On or Near Project Site

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? ☐ Yes ☑ No
If Yes, provide county plus district name/number: _____

b. Are agricultural lands consisting of highly productive soils present? ☐ Yes ☑ No
i. If Yes: acreage(s) on project site? _____
ii. Source(s) of soil rating(s): _____

c. Does the project site contain all or part of, or is it substantially contiguous to, a registered National Natural Landmark? ☐ Yes ☑ No
If Yes:
i. Nature of the natural landmark: ☐ Biological Community ☐ Geological Feature
ii. Provide brief description of landmark, including values behind designation and approximate size/extent: _____

d. Is the project site located in or does it adjoin a state listed Critical Environmental Area? ☐ Yes ☑ No
If Yes:
i. CEA name: _____
ii. Basis for designation: _____
iii. Designating agency and date: _____

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? ☐ Yes ☑ No

If Yes:

i. Nature of historic/archaeological resource: ☐ Archaeological Site ☐ Historic Building or District

ii. Name: _____

iii. Brief description of attributes on which listing is based:

_____

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? ☑ Yes ☐ No

g. Have additional archaeological or historic site(s) or resources been identified on the project site? ☑ Yes ☐ No

If Yes:

i. Describe possible resource(s): Indigenous Tribal Communities. Phase I,II, and III arch. investigation conducted on all but 1 site...see below.

ii. Basis for identification: All sites investigated & cleared but 1 small resi. parcel; will conduct arch investigation before development

h. Is the project site within fives miles of any officially designated and publicly accessible federal, state, or local scenic or aesthetic resource? ☑ Yes ☐ No

If Yes:

i. Identify resource: Tonawanda Wildlife Management Area, John White Wildlife Management Area, Iroquois National Federal Wildlife Refuge

ii. Nature of, or basis for, designation (e.g., established highway overlook, state or local park, state historic trail or scenic byway, etc.): State and Federal Wildlife Management Areas

iii. Distance between project and resource: 1.0 mi / 0.66 mi / 0.66 miles.

i. Is the project site located within a designated river corridor under the Wild, Scenic and Recreational Rivers Program 6 NYCRR 666? ☐ Yes ☑ No

If Yes:

i. Identify the name of the river and its designation: _____

ii. Is the activity consistent with development restrictions contained in 6NYCRR Part 666? ☐ Yes ☐ No

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 Project Double Reed Date November 26, 2024

Signature  Title Site Selection and Development Manager

PRINT FORM

Exhibit D

To: All Involved Agencies December __, 2024

Acknowledgment of the Genesee County Industrial Development Agency d/b/a the Genesee County Economic Development Center ("GCEDC") Re-establishment as Lead Agency to Conduct a Coordinated Review Pursuant to the New York State Environmental Quality Review Act for the Data Center Projects

Project: Data Center Projects

Location: 6840 Crosby Road, Alabama, Genesee County, New York

The _____consents to the designation of the GCEDC as the lead agency for the above referenced project.

_____ _____ _____

Completed by (Agency Representative) Agency Date

This notice has been provided to the following Potentially Interested and Involved Agencies:

1. Town of Alabama Town Board
2. Town of Alabama Planning Board
3. Town of Alabama Superintendent of Highways
4. Town of Alabama Fire Department
5. Town of Shelby Superintendent of Highways
6. Town of Shelby Town Board
7. Town of Shelby Planning Board
8. Village of Oakfield Board of Trustees
9. Village of Oakfield Planning Board
10. Village of Oakfield Department of Public Works
11. Town of Oakfield Town Board
12. Genesee County Department of Planning
13. Genesee County Health Department
14. Genesee County Legislature
15. Genesee County Highway Department
16. Genesee County Water Resources Board
17. Genesee County Emergency Management

18. County of Orleans
19. Orleans County Department of Health
20. Orleans County Department of Planning and Development
21. Orleans County Highway Superintendent
22. Orleans County Soil and Water
23. Orleans County Emergency Management Office
24. Niagara County Water District
25. New York State Department of Transportation
26. New York State Department of Environmental Conservation
27. New York State Department of Health
28. New York State Office of Parks, Recreation and Historic Preservation
29. New York State Department of Agriculture and Markets
30. New York State Power Authority
31. New York State Thruway Authority
32. Empire State Development Corporation
33. Tonawanda Seneca Nation
34. Genesee Gateway Local Development Corporation
35. STAMP Sewer Works, Inc.
36. STAMP Water Works, Inc.
37. U.S. Army Corps of Engineers

For Further Information Contact:

Genesee County Economic Development Center
99 MedTech Drive
Suite 106
Batavia, NY 14020
ATTN: Mark A. Masse, CPA, President and CEO
Phone: (585) 343-4866, ext. 17
Toll free: (877) 343-4866
Fax: (585) 343-0848

Exhibit E

BUF01 – PROJECT DOUBLE REED

GENESEE COUNTY ECONOMIC DEVELOPMENT CENTER DEVELOPMENT APPLICATION

NOVEMBER 26, 2024

DEVELOPMENT APPLICATION

Project Name: BUF01 – Project Double Reed
Location: Genesee County, New York
Date: November 26, 2024

To: **Mark Masse**
President and CEO
Genesee County Economic Development Center

Chris Suozzi
Executive VP of Business and Workforce Development
Genesee County Economic Development Center

From: **Bradley Wells**
Site Selection and Development Manager
Stream Data Centers

INTRODUCTION

Company Overview

Since 1999, Stream Data Centers has set new standards for innovation, operational excellence, and sustainability in the data center industry. With over 90% of its inventory leased to Fortune 100 customers, the company has acquired, developed and managed complex data center projects for the world's most demanding users.

From location strategy and site selection to data center construction and operations, Stream focuses on build-to-suit facilities for hyperscale users in major markets across the United States. Further, as the company's site development affiliate, Headwaters employs a team of hyperscale experts dedicated to data center industry, helping Stream and others uncover low-risk land sites for optimum data center development. Additionally, Stream provides energy procurement services with a focus on reducing market risk and providing low-cost renewable energy options.

Stream Data Centers is headquartered in Dallas, Texas and is the technical real estate affiliate of Stream Realty Partners, a full service commercial real estate investment, development and services company with 1,400+ professionals in 17 core markets, and $8.8 billion in annual transactions.

Why Stream?

Stream is more than just a development partner; we're a catalyst for progress. With a proven track record spanning over 25 years, we've been at the forefront of the data center industry since its beginnings, transforming communities and driving economic growth.

Our vision aligns seamlessly with the goals of the Science Technology and Advanced Manufacturing Park (STAMP) as the heart of the Buffalo-Rochester Tech Corridor. We possess the financial capacity, technical expertise, and unwavering commitment to bring multi-billion-dollar projects to life, right here in Genesee County.

By choosing Stream, you're not just selecting one of the best data center development and operational teams you're investing in a future filled with:

- **Job Creation:** Skilled, high-paying jobs that stimulate the local economy.
- **Significant Revenue:** Substantial tax revenue to support essential community services.
- **Community Pride:** Development that positions Genesee County as a hub for innovation and technology.

Let's work together to turn the vision of STAMP into a reality.

Project Description

A State-of-the-Art Data Center Campus

Project Double Reed is a 1,200,000-square-foot data center campus and demonstrates Stream Data Centers' commitment to developing projects that benefit local communities. Our facilities are designed to be both technologically advanced and aesthetically pleasing. Further, as a leading partner to world-class tech companies, Stream Data Centers is developing this facility to meet their exacting needs, and this project is currently engaged with a Fortune 50 company as a tenant.

Economic Impact and Job Creation

The development of this data center will significantly contribute to the local economy. It will generate substantial investment in construction and critical infrastructure and create numerous skilled, high-paying jobs in technical and support roles. This includes permanent positions for skilled trade professionals to maintain critical equipment, IT support, and physical security personnel. The project is expected to sustain a workforce of approximately 140 employees. Data centers are a valuable asset to local communities, generating substantial revenue without placing a significant burden on public services.

Infrastructure

To ensure the project's long-term sustainability and minimal environmental impact, the data center project will incorporate a comprehensive infrastructure design. This includes advanced energy strategies, efficient water usage, and acoustic mitigation measures.

- **Energy Strategy:** Advanced cooling technologies will minimize energy consumption and reduce environmental impact. The project will require a connection to the utility power grid. The Genesee Economic Development Center (GECEDC) has secured NYISO approval for a 300MW substation and its expansion to 600MW total. The project is estimated to require approximately 250MW of utility power.

- **Emergency Backup Power:** Emergency diesel-powered generators will provide backup power, ensuring uninterrupted operations during utility power outages to support critical IT and house loads, such as lighting and essential health, safety, and security systems. Due to the infrequent use of these generators given the project's connection to high-voltage transmission infrastructure, it is anticipated that air emissions for the project will comply with all state and local requirements.

- **Water Efficiency and Conservation:** The facility's water and wastewater usage are anticipated to be similar to that of a small office building with a comparable number of occupants. Water consumption will primarily be for domestic purposes, such as restroom facilities and limited kitchen preparation. Building cooling will be achieved through the use of air-cooled technology.

- **Environmental Management:** The project will avoid sensitive environmental resources, including wetlands and streams. Best management practices will be implemented to capture, treat, and release rainwater runoff from the site. The preliminary site design includes stormwater management basins for volume control. Additional treatment measures will be considered during detailed design and engineering.

- **Acoustics Approach:** To optimize development alignment with STAMP's intended uses, we will conduct professional noise studies and modeling during the design and engineering phase. Our team will engineer acoustic treatments as a result of these studies for potential noise sources, such as emergency backup units and cooling equipment, to ensure strict adherence to all local permitting and ordinance requirements.

Community Integration and Safety

While driving technological advancement, the project is committed to being a good neighbor. Through thoughtful design and careful planning, we aim to enhance the local community.

- **Architectural Design:** The project will incorporate architectural design that enhances the site through landscape, building fenestration, and material detailing. These interventions will work cohesively to integrate the buildings into their wider context of STAMP, highlighting the innovation being developed there.

Preliminary conceptual designs as shown in the following exhibits and supplementary materials include two options, which will be based on the final technical requirements of the expected tenant:

- **Option 1:** Four, two-story buildings totaling approximately 1,200,000 square feet, with an expected building height of 50-feet to the parapet and 65-feet to the top of the architectural rooftop screen.
- **Option 2:** Three, one-story buildings totaling approximately 900,000 square feet, with an expected building height of 33-feet to the parapet and 41-feet to the top of the architectural rooftop screen.

- **Public emergency services:** Demand on public emergency services for data center facilities are low. Data center facilities directly hire professional emergency and security services for support of operations, reducing the demand on external services. Further, these advanced facilities have detailed emergency response plans, ensuring that any emergency has detailed and rehearsed scenarios to ensure the health, safety, and welfare of staff and visitors. These plans aid in determining appropriate escalation for emergencies which rise above the standard operational capabilities of on-site staff and are closely coordinated with local emergency services.

- **Traffic:** Traffic impacts to the local road network during operation are limited to passenger vehicles associated with employees, with limited/infrequent heavy-duty vehicles for delivery / equipment maintenance.

Project Double Reed is poised to deliver a world-class data center facility that aligns with the vision of the Genesee Economic Development Center (GCEDC). Our commitment to sustainability, community integration, and operational excellence makes us the ideal partner to bring this project to life.

EXHIBITS AND SUPPLEMENTARY MATERIALS

CONCEPTUAL SITE PLANS

PROJECT DOUBLE REED
ALABAMA, NEW YORK

CONCEPTUAL SITE PLAN - OPTION 1

PROJECT DOUBLE REED
ALABAMA, NEW YORK

CONCEPTUAL SITE PLAN - OPTION 2

CONCEPTUAL ARCHITECTURALS

OPTION 1 CONCEPTUAL ARCHITECTURALS

***Note:** Color scheme is representative of standard architectural computer model. Colors, finishes, and fenestration subject to final design and engineering.*

***Note:** Color scheme is representative of standard architectural computer model. Colors, finishes, and fenestration subject to final design and engineering.*

OPTION 2 CONCEPTUAL ARCHITECTURALS

***Note:** Color scheme is representative of standard architectural computer model. Colors, finishes, and fenestration subject to final design and engineering.*

***Note:** Color scheme is representative of standard architectural computer model. Colors, finishes, and fenestration subject to final design and engineering.*

PRELIMINARY TECHNICAL INFORMATION

Utility Power Summary

The project requires a connection to the utility power grid. The Genesee Economic Development Center (GEDC) has obtained approval from the New York Independent System Operator (NYISO) for a 300MW substation with an expected expansion to 600MW. The project is projected to require approximately 250MW of utility power to adequately support critical IT capacity.

Emergency Backup Power and Air Emissions Summary

Emergency Backup Power:
The project will utilize diesel backup generation to support critical IT and house loads, such as lighting and essential health, safety, and security systems. These units will operate on diesel fuel stored in on-site belly tanks, integrated into the manufacturer's standardized equipment. The fuel tank capacity is estimated to be approximately 9,500 gallons. Routine operation is for limited monthly testing and routine maintenance. Emergency operation, during periods of utility power outage, is anticipated to be infrequent due to the project's connection to high-voltage transmission infrastructure.

Air Emissions:

The project's primary source of air emissions will be stationary diesel backup generators. The project has undergone the required modeling to verify emissions compliance and will adhere to all local and state permitting and emissions regulations. Given its size and operational nature, the project is not anticipated to require Federal Clean Air Act Title IV or Title V permitting. Additionally, the diesel generators are not expected to emit Perfluorocarbons (PFCs) or Hydrofluorocarbons (HFCs).

Traffic Summary

Proposed Development:
The proposed data center project is expected to generate a limited amount of traffic, primarily from employee vehicle trips. While initial estimates based on the ITE Trip Generation Manual suggest a potential for 1,188 daily trips, a more refined analysis considering recent technological advancements and operational efficiencies indicates a significantly lower estimate of 900 daily trips.

It's important to note that the ITE Trip Generation Manual data is based on limited surveys from the 2010s, which may not accurately reflect the reduced staffing needs and operational changes in modern data centers. Therefore, the adjusted estimate of 900 daily trips is more aligned with current industry trends and practices.

Furthermore, most of these trips will be from passenger vehicles, with heavy-duty vehicle traffic for deliveries and maintenance being infrequent. The peak hour traffic impact is expected to be 108 AM peak hour trips and 36 PM peak hour trips.

Similar sized uses for warehousing (ITE Code 140) and manufacturing (ITE Code 150), represent significantly more weekday daily trips than the proposed data center use, at approximately 2,088 and 3,864 respectively.

Future Improvements:

The STAMP Master Plan envisions a bypass road connecting Stamp Drive to Crosby Road near Route 77. To accommodate this future connection, the intersection of Crosby Road and Route 77 is slated for reconstruction into a roundabout. While this intersection currently doesn't pose significant traffic concerns, a roundabout would address geometric challenges and enhance traffic flow. Roundabouts are proven to significantly reduce accidents compared to traditional intersections.

It's important to note that most STAMP-related traffic is anticipated to originate and terminate near I-90, south of the site. Consequently, the impact of STAMP traffic on the Crosby Road and Route 77 intersection is expected to be negligible.

Stormwater Management Summary

Project Double Reed is committed to sustainable stormwater management practices. The project will incorporate a comprehensive stormwater management system to capture, treat, and release rainwater runoff, minimizing its impact on local hydrology.

Key Stormwater Management Features:

- **Stormwater Management Basins:** These basins will be strategically located on the site to capture and store stormwater runoff, reducing peak flow rates and preventing flooding.
- **Permeable Surfaces:** The project will explore opportunities to incorporate permeable paving materials, such as porous asphalt or permeable concrete, in parking areas and walkways to allow rainwater to infiltrate the ground.
- **Green Infrastructure:** Green infrastructure elements, such as rain gardens and bioswales, will be integrated into the site design to filter pollutants, reduce runoff volume, and create attractive green spaces.

The project will require site clearing and preparation, adhering to New York State Department of Environmental Conservation permits, including a Stormwater Pollution Prevention Plan (SWPPP). Stormwater management facilities will be designed to handle increased peak flows from development, aiming to release water at or below existing rates.

Geotechnical investigations will confirm soil conditions and, should sub optimal infiltration rates be observed, underdrains may be integrated for drainage and infrastructure longevity. The final design will consider the wider STAMP site's hydrology to preserve existing flow patterns and system integrity.

Preliminary stormwater management basins are shown on the provided Conceptual Site Plan. As the project progresses through final design and engineering phases, we will continue to explore innovative stormwater management techniques to enhance the overall sustainability of the development.

Geotechnical Summary

A comprehensive geotechnical investigation was conducted by the GCEDC in December 2017 to assess the subsurface conditions at the Project Eagle site. This evaluation involved a series of 25 test borings, installation of 5 groundwater observation wells, and a seismic shear wave survey. Additionally, laboratory testing was performed on soil and bedrock samples collected from the site.

The results of the investigation indicate that the subsurface conditions at the site are generally favorable for the proposed development. The soil profile primarily consists of various layers of clay, silt, and sand, which are suitable for supporting conventional spread foundations and slab-on-grade construction. The site was classified as Seismic Site Class "C" based on the seismic shear wave survey, indicating moderate seismic ground motion. The soil conditions were also determined to be not susceptible to liquefaction during seismic events.

While the 2017 study provides a solid foundation for the project, localized geotechnical investigations will be necessary prior to the final design and engineering of specific buildings and infrastructure. These additional studies will allow for a more detailed understanding of site-specific conditions and enable the development of tailored foundation designs and construction methods.

EMERGENCY SERVICES CONFIRMATION

The project team has initiated outreach to the following local emergency service providers to foster collaboration and ensure effective emergency response. The goal of these initial outreach efforts is to inform these agencies about the project scope, understand their current level of service capabilities, and establish strong working relationships. These connections will be crucial in developing comprehensive emergency response plans and protocols, which is site specific for each facility's unique resources.

Genesee County Sheriff's Office

The project team initiated outreach to the Genesee County Sheriff's Office to confirm impacts to emergency services related to construction and operation of the proposed development. Feedback indicated that our data center facilities operation would have "minimal impact' on existing levels of service or the number of law enforcement dispatch requests.

Location Exhibit:

New York State Police, Troop A

The project team initiated outreach to the New York State Police, Troop A Headwaters to confirm impacts to emergency services related to construction and operation of the proposed development. Feedback indicated that our data center facilities operation would have “minimal impact’ on existing levels of service or the number of law enforcement dispatch requests.

Location Exhibit:

Alabama Volunteer Fire Department

The project team initiated outreach to the Alabama Volunteer Fire Department to confirm impacts to emergency services related to construction and operation of the proposed development. Feedback indicated that our data center facilities operation would increase fire calls “to a negligible amount”, primarily due to false alarms and/or in support of Emergency Medical Services.

The Alabama Volunteer Fire Department has Emergency Support Facilities at the following locations, within 2–6-minute drive time of the proposed development, with support apparatus split between the two locations:

- **Fire Station 1 – 2230 Judge Road**
    - Engine 1 – International 4900
    - Tanker 5 – International
- **Fire Station 2 – 1717 Lewiston Road**
    - Engine 2 – Spartan Metro Star
    - Squad 4 – 2015 Ford Expedition
    - Rescue 19 – International 4900 Rescue Walk In

Location Exhibit:

Mercy Flight EMS

The project team initiated outreach to Mercy Flight EMS to confirm impacts to emergency services related to construction and operation of the proposed development. Feedback indicated that our data center facilities operation would have “little to no impact” on dispatch calls, especially during operation, where health and safety risks are low in comparison to active construction.

Note that Alabama Volunteer Fire Department also has the capability for Emergency Medical Services and works in collaboration with other service providers in the area to assist dispatch calls.

Location Exhibit:

Genesee County Office of Emergency Management

The project team initiated outreach to the Genesee County Office of Emergency Management to confirm capability and related emergency management risks / opportunities. Conversations with the agency focused on hazardous material management and emergency response plans for the facility. Construction and operation of a data center facility includes the presence / utilization of certain hazardous materials, which includes common materials and substances related to on-site electrical generation (Liquid Petroleum Storage) and high-voltage electrical equipment (Electrical Transformers and Transmission Lines).

EMERGENCY RESPONSE PROCEDURES AND DRILLS

Emergency Response Procedures

To ensure the safety and well-being of all personnel and visitors, the project will establish comprehensive Emergency Action Plans (EAPs). These plans will be tailored to site-specific requirements and will outline procedures for rapid response to a variety of potential emergencies, including:

- **Electrical Faults:** Responses to both medium and high voltage incidents.
- **Power Outages:** Procedures for handling on-site generation failures.
- **Spill Response:** Protocols for addressing petroleum storage and transfer incidents.
- **General Emergencies:** Plans for non-data center specific issues such as elevator malfunctions, security alarms, and first aid situations.

These EAPs will be accessible in both physical and digital formats and will include escalation procedures for internal and external notifications. Life safety emergencies will always trigger immediate notification of emergency services, while other operational issues will be classified and addressed based on their severity.

Emergency Drills

Regularly scheduled emergency drills will be conducted to ensure staff preparedness and familiarity with emergency procedures. These drills will simulate real-world scenarios, allowing staff to practice their response skills. Visitors to the site will be required to adhere to established safety protocols, informed by these regular training exercises.

NEW YORK STATE SEQR – EAF PART 1

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 1is accurate and complete.

A. Project and Applicant/Sponsor Information.

Name of Action or Project: Project Double Reed		
Project Location (describe, and attach a general location map): Genesee County Science, Technology, and Advanced Manufacturing Park (STAMP), Town of Alabama, New York		
Brief Description of Proposed Action (include purpose or need): The proposed action involves the development of a 60 acre parcel within the Genesee County Science, Technology, and Advanced Manufacturing Park (STAMP) in the Town of Alabama, New York. The proposed action will include construction of multiple buildings totaling approximately 1,200,000 square feet, with supporting road access and campus security measures, on-site vehicular circulation, parking, utility services and supporting infrastructure, equipment storage and operation yards. Stormwater management facilities will also be implemented for the control and treatment of on-site runoff. The proposed location of the site is on the west side of Crosby Road, approx. 660' south of its intersection with Lewiston Road (Hwy. 77). The entire STAMP site was subject to previous SEQRA review per the DGEIS dated April 11, 2011.		
Name of Applicant/Sponsor: SDC Technology Services, LLC	Telephone: 214.267.0400 E-Mail: info@stream-dc.com	
Address: 2001 Ross Avenue		
City/PO: Dallas	State: TX	Zip Code: 75201
Project Contact (if not same as sponsor; give name and title/role): Bradley Wells, Site Selection and Development Manager	Telephone: E-Mail:	
Address:		
City/PO:	State:	Zip Code:
Property Owner (if not same as sponsor): Genesee County Industrial Development Center d/b/a Genesee County Eco Dev Center	Telephone: 585-343-866, ext. 17 E-Mail: mmase@gcedc.com	
Address: 99 MedTech Drive, Suite 106		
City/PO: Batavia	State: NY	Zip Code: 14020

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 Council, Town Board, or Village Board of Trustees ☐Yes ☑No		
b. City, Town or Village Planning Board or Commission ☑Yes ☐No	Town of Alabama Planning Board: SEQR, Site Plan, Grading Plan	
c. City, Town or Village Zoning Board of Appeals ☐Yes ☑No		
d. Other local agencies ☑Yes ☐No	Local Fire Review; Town of Alabama: Bldg. Permit, Certif. of Occupancy	
e. County agencies ☑Yes ☐No	Genesee County Planning Board GML Review; GCEDC: Utility Review, Host Agreement	
f. Regional agencies ☐Yes ☑No		
g. State agencies ☑Yes ☐No	NYSDEC: Stormwater, SPDES, Chem. Storage, Air Quality	
h. Federal agencies ☐Yes ☑No		

i. Coastal Resources.

i. Is the project site within a Coastal Area, or the waterfront area of a Designated Inland Waterway? ☐Yes ☑No

ii. Is the project site located in a community with an approved Local Waterfront Revitalization Program? ☐Yes ☑No

iii. Is the project site within a Coastal Erosion Hazard Area? ☐Yes ☑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):

_____

_____

_____

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?
Technology District - 1

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? Oakfield - Alabama CSD

b. What police or other public protection forces serve the project site?
Genesee County Sheriff's Office / New York State Police

c. Which fire protection and emergency medical services serve the project site?
Town of Alabama Volunteer Fire Dept.; Genesee County Emerg. Mgt. Services; Mercy Flight Service

d. What parks serve the project site?
Town of Alabama wildlife conservation areas include the NYSDEC Tonawanda WMA, the NYSDEC John White WMA, and the federal Iroquois National Wildlife Refuge .

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)? Industrial - Technology Services

b. a. Total acreage of the site of the proposed action? 60 acres
b. Total acreage to be physically disturbed? 60 acres
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? 60 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)
Industrial - Technology Services
ii. Is a cluster/conservation layout proposed? ☐ Yes ☑ No
iii. Number of lots proposed? 1
iv. Minimum and maximum proposed lot sizes? Minimum approx 60 ac Maximum _____

e. Will the proposed action be constructed in multiple phases? ☐ Yes ☑ No
i. If No, anticipated period of construction: 24 months
ii. If Yes:
- Total number of phases anticipated _____
- Anticipated commencement date of phase 1 (including demolition) _____ month _____ year
- Anticipated completion date of final phase _____ month _____year
- Generally describe connections or relationships among phases, including any contingencies where progress of one phase may determine timing or duration of future phases: _____

f. Does the project include new residential uses? ☐ Yes ☑ No

If Yes, show numbers of units proposed.

	One Family	Two Family	Three Family	Multiple Family (four or more)
Initial Phase	_____	_____	_____	_____
At completion of all phases	_____	_____	_____	_____

g. Does the proposed action include new non-residential construction (including expansions)? ☑ Yes ☐ No

If Yes,

i. Total number of structures 4

ii. Dimensions (in feet) of largest proposed structure: 70 height; 350 width; and 800 length

iii. Approximate extent of building space to be heated or cooled: 1,200,000 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? ☐ Yes ☑ No

If Yes,

i. Purpose of the impoundment: _____

ii. If a water impoundment, the principal source of the water: ☐ Ground water ☐ Surface water streams ☐ Other specify:

_____

iii. If other than water, identify the type of impounded/contained liquids and their source.

_____

iv. Approximate size of the proposed impoundment. Volume: _____ million gallons; surface area: _____ acres

v. Dimensions of the proposed dam or impounding structure: _____ height; _____ length

vi. Construction method/materials for the proposed dam or impounding structure (e.g., earth fill, rock, wood, concrete):

_____

D.2. Project Operations

a. Does the proposed action include any excavation, mining, or dredging, during construction, operations, or both? (Not including general site preparation, grading or installation of utilities or foundations where all excavated materials will remain onsite) ☐ Yes ☑ No

If Yes:

i .What is the purpose of the excavation or dredging? _____

ii. How much material (including rock, earth, sediments, etc.) is proposed to be removed from the site?

- Volume (specify tons or cubic yards): _____
- Over what duration of time? _____

iii. Describe nature and characteristics of materials to be excavated or dredged, and plans to use, manage or dispose of them.

_____

_____

i*v.* Will there be onsite dewatering or processing of excavated materials? ☐ Yes ☐ No

If yes, describe. _____

_____

v. What is the total area to be dredged or excavated? _____acres

vi. What is the maximum area to be worked at any one time? _____ acres

vii. What would be the maximum depth of excavation or dredging? _____ feet

viii. Will the excavation require blasting? ☐ Yes ☐ No

ix. Summarize site reclamation goals and plan: _____

_____

_____

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? ☐ Yes ☑ No

If Yes:

i. Identify the wetland or waterbody which would be affected (by name, water index number, wetland map number or geographic description): _____

_____

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: _____

_____

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: 10,000 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: STAMP Water Works, Inc.
- 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: Waterline extension to property line, approx. 2,000 LF, from the GCEDC STAMP WWTF
- Source(s) of supply for the district: Genesee County

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.

d. Will the proposed action generate liquid wastes? ☑ Yes ☐ No

If Yes:

i. Total anticipated liquid waste generation per day: 10,000 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: STAMP Sewer Works via agreement with Oakfield WWTP
- Name of district: STAMP Sewer Works, Inc.
- 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

- Do existing sewer lines serve the project site? ☐ Yes ☑ No
- Will a line extension within an existing district be necessary to serve the project? ☑ Yes ☐ No

If Yes:

- Describe extensions or capacity expansions proposed to serve this project: A new force main and pump station is currently being designed and will be constructed in 2025. Route is direct from STAMP site to Oakfield WWTP

iv. Will a new wastewater (sewage) treatment district be formed to serve the project site? ☐ Yes ☑ No

If Yes:

- Applicant/sponsor for new district: _____
- Date application submitted or anticipated: _____
- What is the receiving water for the wastewater discharge? _____

v. If public facilities will not be used, describe plans to provide wastewater treatment for the project, including specifying proposed receiving water (name and classification if surface discharge or describe subsurface disposal plans):

_____

_____

vi. Describe any plans or designs to capture, recycle or reuse liquid waste: No recycling or reuse of liquid waste is planned. All waste generated on the site will be captured via traditional sanitary sewer piping and piped to the STAMP main pump station for disposal.

e. Will the proposed action disturb more than one acre and create stormwater runoff, either from new point sources (i.e. ditches, pipes, swales, curbs, gutters or other concentrated flows of stormwater) or non-point source (i.e. sheet flow) during construction or post construction? ☑ Yes ☐ No

If Yes:

i. How much impervious surface will the project create in relation to total size of project parcel?

_____ Square feet or 40 acres (impervious surface)

_____ Square feet or 60 acres (parcel size)

ii. Describe types of new point sources. Rainwater runoff from parking areas, roadways, building roofs and associated walking paths and equipment yards.

iii. Where will the stormwater runoff be directed (i.e. on-site stormwater management facility/structures, adjacent properties, groundwater, on-site surface water or off-site surface waters)?

On-site stormwater management facilities that will outlet to and be conveyed to a storm pipe system along Crosby Road.

- If to surface waters, identify receiving water bodies or wetlands: _____
- Will stormwater runoff flow to adjacent properties? ☐ Yes ☑ No

iv. Does the proposed plan minimize impervious surfaces, use pervious materials or collect and re-use stormwater? ☑ Yes ☐ No

f. Does the proposed action include, or will it use on-site, one or more sources of air emissions, including fuel combustion, waste incineration, or other processes or operations? ☑ Yes ☐ No

If Yes, identify:

i. Mobile sources during project operations (e.g., heavy equipment, fleet or delivery vehicles)

Air emissions from heavy construction equipment, passenger vehicles (Permanent Employees and Temporary Construction), Electric Generation

ii. Stationary sources during construction (e.g., power generation, structural heating, batch plant, crushers)

iii. Stationary sources during operations (e.g., process emissions, large boilers, electric generation)

Backup Generation

g. Will any air emission sources named in D.2.f (above), require a NY State Air Registration, Air Facility Permit, or Federal Clean Air Act Title IV or Title V Permit? ☑ Yes ☐ No

If Yes:

i. Is the project site located in an Air quality non-attainment area? (Area routinely or periodically fails to meet ambient air quality standards for all or some parts of the year) ☐ Yes ☑ No

ii. In addition to emissions as calculated in the application, the project will generate:

- 6,000 Tons/year (short tons) of Carbon Dioxide (CO_2)
- 0.05 Tons/year (short tons) of Nitrous Oxide (N_2O)
- 0 Tons/year (short tons) of Perfluorocarbons (PFCs)
- 0 Tons/year (short tons) of Sulfur Hexafluoride (SF_6)
- 0 Tons/year (short tons) of Carbon Dioxide equivalent of Hydroflourocarbons (HFCs)
- 0 Tons/year (short tons) of Hazardous Air Pollutants (HAPs)

h. Will the proposed action generate or emit methane (including, but not limited to, sewage treatment plants, landfills, composting facilities)? ☐Yes ☑No

If Yes:

i. Estimate methane generation in tons/year (metric): _____

ii. Describe any methane capture, control or elimination measures included in project design (e.g., combustion to generate heat or electricity, flaring): _____

i. Will the proposed action result in the release of air pollutants from open-air operations or processes, such as quarry or landfill operations? ☐Yes ☑No

If Yes: Describe operations and nature of emissions (e.g., diesel exhaust, rock particulates/dust):

_____

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? ☑Yes ☐No

If Yes:

i. When is the peak traffic expected (Check all that apply): ☑ Morning ☑ Evening ☐Weekend ☐ Randomly between hours of _____ to _____.

ii. For commercial activities only, projected number of truck trips/day and type (e.g., semi trailers and dump trucks): _____

iii. Parking spaces: Existing 0 Proposed 160 Net increase/decrease +160

iv. Does the proposed action include any shared use parking? ☐Yes ☑No

v. If the proposed action includes any modification of existing roads, creation of new roads or change in existing access, describe:

The internal private drive network will loop and have access points onto Crosby Road or via easement agreements

vi. Are public/private transportation service(s) or facilities available within ½ mile of the proposed site? ☐Yes ☑No

vii Will the proposed action include access to public transportation or accommodations for use of hybrid, electric or other alternative fueled vehicles? ☑Yes ☐No

viii. Will the proposed action include plans for pedestrian or bicycle accommodations for connections to existing pedestrian or bicycle routes? ☐Yes ☑No

k. Will the proposed action (for commercial or industrial projects only) generate new or additional demand for energy? ☑Yes ☐No

If Yes:

i. Estimate annual electricity demand during operation of the proposed action: _____

250MW

ii. Anticipated sources/suppliers of electricity for the project (e.g., on-site combustion, on-site renewable, via grid/local utility, or other):

Transmitted by New York Power Authority and delivered by National Grid

iii. Will the proposed action require a new, or an upgrade, to an existing substation? ☑Yes ☐No

l. Hours of operation. Answer all items which apply.

i. During Construction:

- Monday - Friday: 7:00 AM - 5:00 PM
- Saturday: 7:00 AM - 5:00 PM
- Sunday: Not Applicable
- Holidays: Not Applicable

ii. During Operations:

- Monday - Friday: Continuous (24 hours)
- Saturday: Continuous (24 hours)
- Sunday: Continuous (24 hours)
- Holidays: Continuous (24 hours)

m. Will the proposed action produce noise that will exceed existing ambient noise levels during construction, operation, or both? ☑ Yes ☐ No

If yes:

i. Provide details including sources, time of day and duration:

Construction: Heavy equipment operation, materials bending and dumping, possible riveting and jackhammering - 7 AM to 5 PM Mon-Sat;
Operations: Emergency Electric Generation during Power Outages (infrequent)

ii. Will the proposed action remove existing natural barriers that could act as a noise barrier or screen? ☐ Yes ☑ No

Describe: _____

n. Will the proposed action have outdoor lighting? ☑ Yes ☐ No

If yes:

i. Describe source(s), location(s), height of fixture(s), direction/aim, and proximity to nearest occupied structures:

Exterior lighting/fixtures on new buildings, parking areas, and access drives. Perimeter lighting will include shield to prevent spill onto adjacent properties.
The Emerson Vacuum facility will be across Crosby Rd., approx 500' away.

ii. Will proposed action remove existing natural barriers that could act as a light barrier or screen? ☐ Yes ☑ No

Describe: _____

o. Does the proposed action have the potential to produce odors for more than one hour per day? ☐ Yes ☑ No

If Yes, describe possible sources, potential frequency and duration of odor emissions, and proximity to nearest occupied structures: _____

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? ☑ Yes ☐ No

If Yes:

i. Product(s) to be stored Diesel [In Gallons]

ii. Volume(s) 1,500,000 per unit time year (e.g., month, year)

iii. Generally, describe the proposed storage facilities:

Electric Generators with Belly Tank Storage

q. Will the proposed action (commercial, industrial and recreational projects only) use pesticides (i.e., herbicides, insecticides) during construction or operation? ☐ Yes ☑ No

If Yes:

i. Describe proposed treatment(s):

ii. Will the proposed action use Integrated Pest Management Practices? ☐ Yes ☐ No

r. Will the proposed action (commercial or industrial projects only) involve or require the management or disposal of solid waste (excluding hazardous materials)? ☑ Yes ☐ No

If Yes:

i. Describe any solid waste(s) to be generated during construction or operation of the facility:

- Construction: 883 tons per year (unit of time)
- Operation : 120 tons per year (unit of time)

ii. Describe any proposals for on-site minimization, recycling or reuse of materials to avoid disposal as solid waste:

- Construction: All commercially feasible options for minimization, recycling, or reuse to avoid disposal will be undertaken, including source reduction, material reuse, recycling, and composting to divert waste from landfills
- Operation: All commercially feasible options for minimization, recycling, or reuse to avoid disposal will be undertaken, including source reduction, material reuse, recycling, and composting to divert waste from landfills.

iii. Proposed disposal methods/facilities for solid waste generated on-site:

- Construction: Solid waste generated on-site will be collected in clearly marked and designated containers, dependent on local regulations and waste type, and then disposed of at permitted landfills, recycled, or composted.
- Operation: Solid waste generated on-site will be collected in clearly marked and designated containers, dependent on local regulations and waste type, and then disposed of at permitted landfills, recycled, or composted.

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:

The site is situated within a developing industrial park, which is comprised of legacy single-family residential and agricultural uses.

b. Land uses and covertypes on the project site.

Land use or Covertype	Current Acreage	Acreage After Project Completion	Change (Acres +/-)
• Roads, buildings, and other paved or impervious surfaces	1	35	+34
• Forested	0	0	0
• Meadows, grasslands or brushlands (non-agricultural, including abandoned agricultural)	0	0	0
• Agricultural (includes active orchards, field, greenhouse etc.)	59	0	-59
• Surface water features (lakes, ponds, streams, rivers, etc.)	0	0	0
• Wetlands (freshwater or tidal)	0	0	0
• Non-vegetated (bare rock, earth or fill)	0	0	0
• Other Describe: Stormwater Management and Open Space	0	25	+25

c. Is the project site presently used by members of the community for public recreation? ☐ Yes ☑ No

i. If Yes: explain: _____

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? ☐ Yes ☑ No

If Yes,

i. Identify Facilities:

_____

_____

e. Does the project site contain an existing dam? ☐ Yes ☑ No

If Yes:

i. Dimensions of the dam and impoundment:

- Dam height: _____ feet
- Dam length: _____ feet
- Surface area: _____ acres
- Volume impounded: _____ gallons OR acre-feet

ii. Dam's existing hazard classification: _____

iii. Provide date and summarize results of last inspection:

_____

_____

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? ☐ Yes ☑ No

If Yes:

i. Has the facility been formally closed? ☐ Yes ☐ No

- If yes, cite sources/documentation: _____

ii. Describe the location of the project site relative to the boundaries of the solid waste management facility:

_____

_____

iii. Describe any development constraints due to the prior solid waste activities: _____

_____

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? ☐ Yes ☑ No

If Yes:

i. Describe waste(s) handled and waste management activities, including approximate time when activities occurred:

_____

_____

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? ☐ Yes ☑ No

If Yes:

i. Is any portion of the site listed on the NYSDEC Spills Incidents database or Environmental Site Remediation database? Check all that apply: ☐ Yes ☐ No

☐ Yes – Spills Incidents database Provide DEC ID number(s): _____

☐ Yes – Environmental Site Remediation database Provide DEC ID number(s): _____

☐ Neither database

ii. If site has been subject of RCRA corrective activities, describe control measures:_____

_____

_____

iii. Is the project within 2000 feet of any site in the NYSDEC Environmental Site Remediation database? ☐ Yes ☑ No

If yes, provide DEC ID number(s): _____

iv. If yes to (i), (ii) or (iii) above, describe current status of site(s):

_____

_____

v. Is the project site subject to an institutional control limiting property uses? ☐ Yes ☑ No

- If yes, DEC site ID number: _____
- Describe the type of institutional control (e.g., deed restriction or easement): _____
- Describe any use limitations: _____
- Describe any engineering controls: _____
- Will the project affect the institutional or engineering controls in place? ☐ Yes ☑ No
- Explain: _____

E.2. Natural Resources On or Near Project Site

a. What is the average depth to bedrock on the project site? >6 feet

b. Are there bedrock outcroppings on the project site? ☐ Yes ☑ No
If Yes, what proportion of the site is comprised of bedrock outcroppings? _____%

c. Predominant soil type(s) present on project site:

Odessa silt loam	66.4 %
Canadaigua silt loam	17.6 %
Ovid silt loam	16 %

d. What is the average depth to the water table on the project site? Average: >14 feet

e. Drainage status of project site soils:

☑ Well Drained:	0.5 % of site
☑ Moderately Well Drained:	93.9 % of site
☑ Poorly Drained	5.6 % of site

f. Approximate proportion of proposed action site with slopes:

☑ 0-10%:	94.5 % of site
☑ 10-15%:	5.5 % of site
☐ 15% or greater:	_____% of site

g. Are there any unique geologic features on the project site? ☐ Yes ☑ No
If Yes, describe: _____

h. Surface water features.

i. Does any portion of the project site contain wetlands or other waterbodies (including streams, rivers, ponds or lakes)? ☐ Yes ☑ No

ii. Do any wetlands or other waterbodies adjoin the project site? ☑ Yes ☐ No

If Yes to either *i* or *ii*, 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? ☑ Yes ☐ No

iv. For each identified regulated wetland and waterbody on the project site, provide the following information:

- Streams: Name _____ Classification _____
- Lakes or Ponds: Name _____ Classification _____
- Wetlands: Name WOTUS Approximate Size 1.6 Acres
- Wetland No. (if regulated by DEC) _____

v. Are any of the above water bodies listed in the most recent compilation of NYS water quality-impaired waterbodies? ☐ Yes ☑ No

If yes, name of impaired water body/bodies and basis for listing as impaired: _____

i. Is the project site in a designated Floodway? ☐ Yes ☑ No

j. Is the project site in the 100-year Floodplain? ☐ Yes ☑ No

k. Is the project site in the 500-year Floodplain? ☐ Yes ☑ No

l. Is the project site located over, or immediately adjoining, a primary, principal or sole source aquifer? ☐ Yes ☑ No
If Yes:

i. Name of aquifer: _____

m. Identify the predominant wildlife species that occupy or use the project site:
Whitetail Deer | Common Rodents | passerine birds, raptors,woodpeckers
Painted turtles, garter snakes | | game birds
(Source: STAMP DGEIS)

n. Does the project site contain a designated significant natural community? ☐ Yes ☑ No
If Yes:
i. Describe the habitat/community (composition, function, and basis for designation): _____
ii. Source(s) of description or evaluation: _____
iii. Extent of community/habitat:
- Currently: _____ acres
- Following completion of project as proposed: _____ acres
- Gain or loss (indicate + or -): _____ acres

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? ☑ Yes ☐ No

If Yes:
i. Species and listing (endangered or threatened): _____

Heartleaf Plantain, Least Bittern (Source: STAMP DGEIS)

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? ☑ Yes ☐ No

If Yes:
i. Species and listing: _____

Horned Lark (Source: STAMP DGEIS)

q. Is the project site or adjoining area currently used for hunting, trapping, fishing or shell fishing? ☑ Yes ☐ No
If yes, give a brief description of how the proposed action may affect that use: _____

Increased noise, traffic, security fencing, and human presence

E.3. Designated Public Resources On or Near Project Site

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? ☐ Yes ☑ No
If Yes, provide county plus district name/number: _____

b. Are agricultural lands consisting of highly productive soils present? ☐ Yes ☑ No
i. If Yes: acreage(s) on project site? _____
ii. Source(s) of soil rating(s): _____

c. Does the project site contain all or part of, or is it substantially contiguous to, a registered National Natural Landmark? ☐ Yes ☑ No
If Yes:
i. Nature of the natural landmark: ☐ Biological Community ☐ Geological Feature
ii. Provide brief description of landmark, including values behind designation and approximate size/extent: _____

d. Is the project site located in or does it adjoin a state listed Critical Environmental Area? ☐ Yes ☑ No
If Yes:
i. CEA name: _____
ii. Basis for designation: _____
iii. Designating agency and date: _____

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? ☐ Yes ☑ No

If Yes:

i. Nature of historic/archaeological resource: ☐ Archaeological Site ☐ Historic Building or District

ii. Name: _____

iii. Brief description of attributes on which listing is based:

_____

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? ☑ Yes ☐ No

g. Have additional archaeological or historic site(s) or resources been identified on the project site? ☑ Yes ☐ No

If Yes:

i. Describe possible resource(s): Indigenous Tribal Communities. Phase I,II, and III arch. investigation conducted on all but 1 site...see below.

ii. Basis for identification: All sites investigated & cleared but 1 small resi. parcel; will conduct arch investigation before development

h. Is the project site within fives miles of any officially designated and publicly accessible federal, state, or local scenic or aesthetic resource? ☑ Yes ☐ No

If Yes:

i. Identify resource: Tonawanda Wildlife Management Area, John White Wildlife Management Area, Iroquois National Federal Wildlife Refuge

ii. Nature of, or basis for, designation (e.g., established highway overlook, state or local park, state historic trail or scenic byway, etc.): State and Federal Wildlife Management Areas

iii. Distance between project and resource: 1.0 mi / 0.66 mi / 0.66 miles.

i. Is the project site located within a designated river corridor under the Wild, Scenic and Recreational Rivers Program 6 NYCRR 666? ☐ Yes ☑ No

If Yes:

i. Identify the name of the river and its designation: _____

ii. Is the activity consistent with development restrictions contained in 6NYCRR Part 666? ☐ Yes ☐ No

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 Project Double Reed Date November 26, 2024

Signature  Title Site Selection and Development Manager

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