

VILLAGE OF PHILMONT

APPLICATION FOR SITE PLAN APPROVAL

SPECIAL USE PERMIT

Application #: _____
Date Received: _____
Fee Paid: _____

Date of Hearing: _____
Date of Action: _____
Decision: _____

(above for office use only)

TO: THE VILLAGE OF PHILMONT, PLANNING BOARD

A REQUEST FOR SITE PLAN APPROVAL/SPECIAL USE PERMIT IS HEREBY MADE BY THE UNDERSIGNED FOR THE FOLLOWING:

N/A - Lot Line Adjustment

Check Applicable: SITE PLAN APPROVAL _____ SPECIAL USE PERMIT _____

1. Owners of the property, Address: JOCAGE LLC, PO Box 201, Spencertown, NY 12165
Phone #: _____

2. Applicant's Address: Taconic Engineering, DPC, PO Box 272, Chatham, NY 12037
Phone #: (518) 392-6660

3. Property Address: 160-162 Main Street, Philmont, NY 12565

4. Tax Map #: 113.9-03-55, 113.9-03-56, 113.9-03-85

5. Name(s) and Address(es) of all adjoining property owners, including property located across the street from the property: (Attach List)

- a. See attached sheet
- b. _____
- c. _____
- d. _____
- e. _____

(Use separate additional sheets if necessary)

Lot Line Adjustment

6. The applicant requests the following ~~site plan/special use permit~~ for the following activities: _____
Consolidation of existing lots for future commercial use.

7. Zoning classification of property: General Business and Rural Low Density

8. Attach site plan of property providing all items required in Section 160-31 of Village of Philmont Code.

9. List all fumes, noise, light and electromagnetic energy the use will produce: N/A

10. Provide the use, height and nature of all structures on the property: Car Wash: +/-13'-8"
Barn: +/- 19'-6"
Apartment Building: +/- 25'-0"
Building: +/- 25'-0"

11. List the anticipated hours of operation (if applicable): N/A

12. Attach appropriate SWQR Environmental Assessment Form.

Dated: 4/27/23



(Signature of Applicant)

Dated: _____

(Signature of Applicant)

Completed Application and necessary attachments (8 copies) are to be delivered to:

Village of Philmont
Planning Board Clerk
124 Main Street
P.O. Box 822
Philmont, NY 12565

Initial submissions must be submitted 14 days prior to the Planning Board Meeting.
The Planning Board meets the 3rd Tuesday of the month at 7:00.

- SEQRA Forms are available upon request -

Updated 4/15/2014
C. Speed

SITE PLAN - SPECIAL USE

5. Name(s) and Address(es) of all adjoining property owners, including property located across the street from the property: (Attach List)

#113.9-3-54.200
EHPhilmont LLC
P.O. Box 280
Philmont NY 12565

#113.9-3-57
Ann Gallo
26 Spruce St
Valaltie NY 12184

#113.9-3-48
Christopher Hemmings
Charmaine Hemmings
P.O. Box 0527
Philmont NY 12565

#113.9-3-78
Daniel S Costa
150 Bay St Apt 822
Jersey City NJ 07300

Kirsten M Cluthe
155 Main St
Vlg Of Philmont NY 12565

#113.9-3-25
Luke C Tekverk
P.O. Box 421
Philmont NY 12565

#113.9-3-79
Robin D Andrews
P.O. Box 287
Philmont NY 12565

Deborah A Enright
163 Route 21C
Ghent NY 12075

#113.9-3-49
Melissa Forbes
P.O. Box 329
Philmont NY 12534

#113.9-3-80
Paris Bray Hospitality LLC
88 Dean St Apt 2
Brooklyn NY 11201

#113.9-3-54.120
Harlem Valley Rail Trail
P.O. Box 356
Millerton NY 12546

#113.9-3-54.110
Proper, Clarence Irrev. Trust
P.O. Box 332
20 Railroad Ave
Philmont NY 12565

#113.9-3-53
R & R Real Property Holding In
5848 Route 9H
Claverack NY 12513

Short Environmental Assessment Form

Part 1 - Project Information

Instructions for Completing

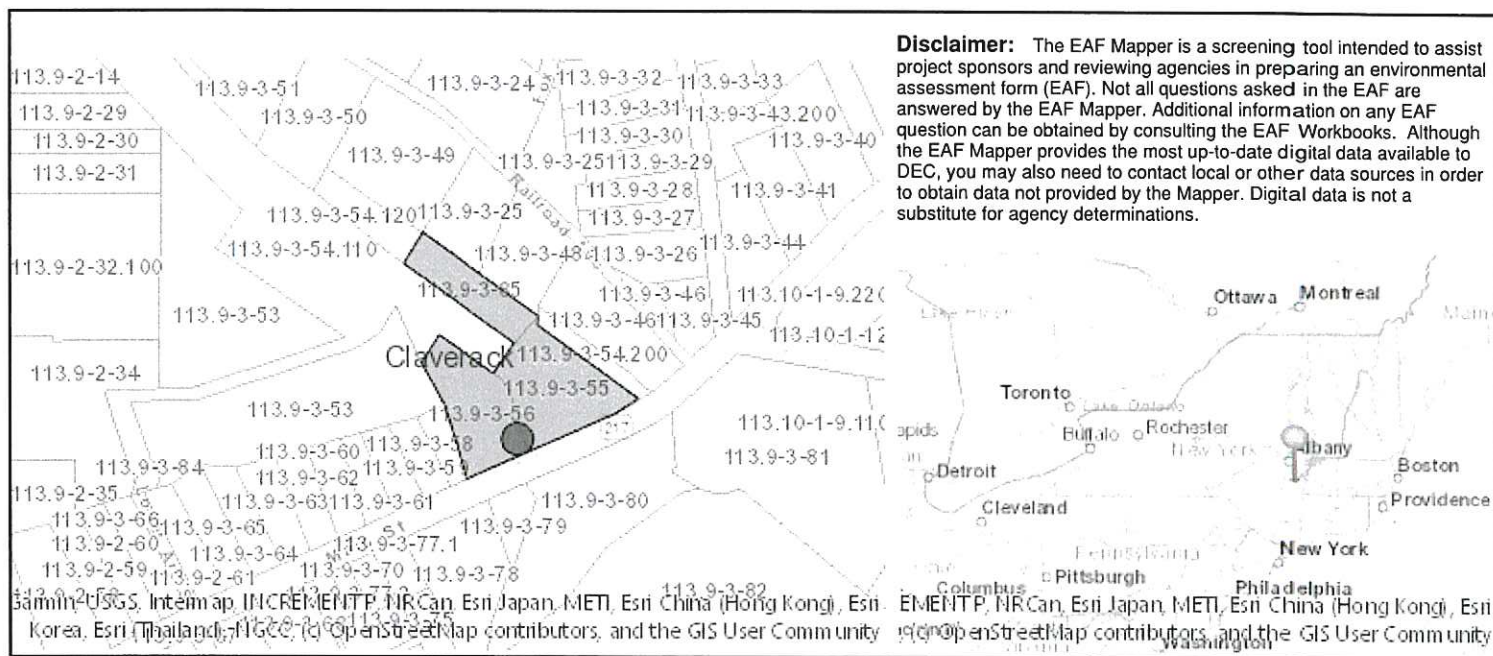
Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

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

Part 1 – Project and Sponsor Information			
Name of Action or Project:			
Project Location (describe, and attach a location map): 160-162 Main Street, Philmont, NY 12565			
Brief Description of Proposed Action: Lot Line Adjustment - consolidation of parcels #113.9-3-55, #113.9-3-56, and #113.9-3-85 for future commercial use.			
Name of Applicant or Sponsor: Taconic Engineering, DPC, c/o Andrew Didio		Telephone: (518) 392-6660 ext 102 E-Mail: adidio@taconicengineering.com	
Address: 17 Railroad Ave (PO Box 272)			
City/PO: Chatham		State: NY	Zip Code: 12037
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO <input type="checkbox"/>
			YES <input checked="" type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval:			NO <input type="checkbox"/>
			YES <input checked="" type="checkbox"/>
3. a. Total acreage of the site of the proposed action?		1.559 <input type="text"/> acres	
b. Total acreage to be physically disturbed?		0.000 <input type="text"/> acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		1.559 <input type="text"/> acres	
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input checked="" type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input checked="" type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify):			
<input type="checkbox"/> Parkland			

5. Is the proposed action, a. A permitted use under the zoning regulations? b. Consistent with the adopted comprehensive plan?	NO	YES	N/A
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels? b. Are public transportation services available at or near the site of the proposed action? c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: _____ _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____ _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____ _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
12. a. 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? b. 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?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency? b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ _____ _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input type="checkbox"/>	

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input checked="" type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input checked="" type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes, a. Will storm water discharges flow to adjacent properties? b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)? If Yes, explain the purpose and size of the impoundment: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE Applicant/sponsor/name: <u>Andrew Didió</u> Date: <u>4/27/23</u> Signature: <u><i>Andrew Didió</i></u> Title: <u>Consultant</u>		



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

Part 1 / Question 7 [Critical Environmental Area]	No
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	Yes
Part 1 / Question 12b [Archeological Sites]	No
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	No
Part 1 / Question 16 [100 Year Flood Plain]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
Part 1 / Question 20 [Remediation Site]	No