



CHATFIELD ENGINEERS, P.C. • 2800 Dewey Avenue • Rochester, New York 14616
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June 4, 2018

CE# 18-1294

Mr. Mike Grabowski, Zoning Board Chairperson
and Zoning Board Members
Town of Gaines
14087 Ridge Road
Albion, New York 14411

RE: Town of Gaines Zoning Board
Dollar General

Dear Mike and Zoning Board Members:

As per your request, we have reviewed the State Environmental Quality Review (SEQR) associated with the Dollar General Site Plan, located on Ridge Road, as submitted by the Zaremba Group, LLC.

Our review of the SEQR documents provided to date and our recommendations for Zoning Board action are summarized as follows:

1. Based upon our review of the Submitted Plans and Full Environmental Assessment Form (FEAF) we recommend that the Dollar General Site Plan be considered an **"Type I Action"** according to SEQR Section 617.4 (9) "a project or action that occurring wholly or partially within, or substantially contiguous to, any historic building, structure, facility, site or district or prehistoric site that is listed on the National Register of Historic Places", and a **"coordinated review"** should be completed for this action.
2. Review the FEAF as submitted by the Zaremba Group, LLC.
3. Pass a resolution that expresses the Board's intent to: serve as the Lead Agency for the SEQR process and accept the Full Environmental Assessment prepared by the Zaremba Group, LLC, and to commence the coordinated Review.
4. Authorize Chatfield Engineers, P.C. on the Town's behalf, to complete a coordinated review with involved and interested agencies.

Upon your review, should you have any questions, please do not hesitate to call.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Paul R. Chatfield', is written over a faint, larger version of the signature.

Paul R. Chatfield, P.E.

Enc.

cc: (via email only)
Supervisor Joseph Grube, Town of Gaines
Susan Heard, Town Clerk
Dan Strong, Code Enforcement Officer
Doug Heath, Town Attorney

**SUGGESTED SEQR RESOLUTION
TOWN OF GAINES ZONING BOARD
DOLLAR GENERAL REVIEW**

WHEREAS, the Zaremba Group, LLC plans to build a 9,100 square foot Dollar General retail store, associated parking and septic system.

WHEREAS, the above Project has been determined to be a "Type I Action" under SEQR regulations Part 617.4 (9) of the New York Code; and

WHEREAS, the Town of Gaines Zoning Board accepts Part 1 of the Full Environmental Assessment Form prepared by Zaremba Group, LLC; and

RESOLVED, the Town of Gaines Zoning Board intends to act as Lead Agency and will complete a Coordinated Review with the following Involved Agencies and Interested Parties:

- o NYS Department of Transportation Region 4 (DOT)
- o State Historic Preservation Office (SHPO)
- o Orleans County Planning Board
- o Orleans County Health Department
- o Town of Gaines Town Board

FURTHER RESOLVED, the Town of Gaines Zoning Board will notify the Involved Agencies and Interested Parties of its intention to act as Lead Agency for this project and will provide them with a copy of Part 1 of the full Environmental Assessment Form for review during the 30-day comment period.

COUNTY OF ORLEANS)
STATE OF NEW YORK) ss:
TOWN OF GAINES)

I hereby certify that the foregoing is a true and correct transcript of the resolution duly adopted by the Zoning Board on the ___th day of _____, 2018

Dated at Gaines, NY

By: