(Use this form to file a local law with the Secretary of State.)

Text of law should be given as amended. Do not include matter being eliminated and do not use italics or underlining to indicate new matter.

☐ County ☐ City ☒ Town ☐ Village
(Select one:)

of Watson

Local Law No. 1 of the year 2021

A local law " Local Law Number One of 2021
(insert Title)
Regulation of Solar Energy Systems in the

Town of Watson "

Be it enacted by the Town Board : of the
(Name of Legislative Body)

__ County ___ City _X_ Town _ Village
(Select one:) of Watson as follows:

(If additional space is needed, attach pages the same size as this sheet, and number each.)

(Complete the certification in the paragraph that applies to the filing of this local law and strike out that which is not applicable.)

1. (Final adoption by local legislative body only.)
I hereby certify that the local law annexed hereto, designated as local law No. One of 2021 OH the Watson was duly passed by the

Town Board on October 13. , 201 , in accordance with the applicable (Name ofLegislative Body) provisions of law.

2. (Passage by local legislative body with approval, no disapproval or repassage after disapproval by the Elective Chief Executive Officer*.)
I hereby certify that the local law annexed hereto, designated as local law No. of 20 of was duly

the(County)(City)(Town)(Vill passed by the

on 20, and w , and was (approved)(not approved)

(Name of Legislative Body)

(repassed after d'sapproval) by theand was deemed duly adopted
(Elective Chief Executive Officer*)

on 20, in accordance w ith the applicable provisions of law.

3. (Final adoption by referendum.)
I thatthelocalawannexedheretodesignatasocalawNo of 20

(County)(City)(Town)(Village) of was duly passe

hereby certify of 20 of the was duly passed by the on 20 , and was (approved)(not approved)

(Name of Legislative Body)

(repassed after disapp;ovai) by the on
20

(Elec.;ilvs ChiefExecutive Officer*)

Such local law was submitted to the people by reason of a (mandatory)(permissive) referendum, and received the affirmative vote of a majority of the qualified electors voting thereon at the (general)(special)(annual) election held on

20, in accordance with the applicable provisions of law.

4. (Subject to permissive referendum arc! adoption because no valid petition was filed requesting referendum.) I hereby certify that the local law annexed hereto, designated as local law No. of the was duly passed by the

_____ on _____ 20—4 and was (approved) (not approved)

(Name of Legislative Body)

(repassed after ažsapprovat) by the _____ on _____ 20 . Such local

(E!ectiÆ Chief Executive Officer*)

law was subject tc pern;ie.sive referendum and no valid petition requesting such referendum was filed as of _____ 20, in accordanc:-. with the applicable provisions of law.

* Elective Chief Executive Officer means or includes the chief executive officer of a county elected on a county-wide basis or, if there of a county elected on a county-wide basis or, if there be none, the chairperson. of the county legislative body, the mayor of a city or village, or the supervisor of a town where such officer is vested with the power approve or vetc local laws or ordinances.

DOS-023g-f-l (Rev.

5. (City local law concerning Charter revision proposed by petition.)

I hereby certify' that the local law annexed hereto, designated as local law No. _____ of 20 of the City of _____ having been submitted to referendum pursuant to the provisions of section (36)(37) of the Municipal Home Rule Law, and having received the affirmative vote of a majority of the qualified electors of such city voting thereon at the special)(general) election held on _____ 20 ___, became operative.

6. (County local law concerning adoption of Charter.)

I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20 of the County of _____ State of New York, having been submitted to the electors at the General Election of November _____ 20 , pursuant to subdivisions 5 and 7 of section 33 of the Municipal Home Rule Law, and having received the affirmative vote of a majority of the qualified electors of the cities of said county as a unit and a majority of the qualified electors of the towns of said county considered as a unit voting at said general election, became operative.

(If any other authorized form of final adoption has been followed, please provide an appropriate certification.) I further certify that i nave compared the preceding local law with the original on file in this office and that the same is a correct transcript therefrom and of the whole of such original local

law, and was finally adopted in the manner indicated in paragraph above.

Christina M. Merry

Clerk of the county legislative body, City, Town or Village Clerk or officer designated by local legislative body

(Seal) Date: October 13, 2021

DOS-0239-f-l (Rev. 04/14)

Local Law Number One of 2021

Regulation of Solar Energy Systems in the Town of Watson

TITLE

This local law shall be known and cited as "Solar Energy System Law of the Town of Watson." being Local Law number one of 2021.

SECTION 1. AUTHORITY

This local law is adopted pursuant to the authority and power granted by Articles 2 and 3 of the New York State Municipal Home Rule Law, by Article 2 of the New York State Statute of Local Governments and by Town Law Section 261-263 to protect the health, safety, and welfare of the community, and "to make provision for, so far as conditions may permit, the accommodation of solar energy systems and equipment and access to sunlight necessary therefor. "

SECTION a. PURPOSE

The Town Board of The Towa of Watson finds that it is in the public Interest to provide for development and regulation of solar energy projects in the Town of Watson.

1. STATEMENT OF PURPOSE

A. The 7'žrposes of these zoning regulations are to advance and protect the public health, safety, and welfare of the Town of Watson by:

1. Supportingenergy independence and community resiliency by taking advantage of a safe, abundant, renewable, and non-polluting energy resources;

2. Ayamrncdeting solar energy systems while balancing the potential impact on the environment, neighbors, and the community;

3. FüEhering the health, safety and welfare of the public.

2. DEFNYTIONS

Building integrated Solai Energy System: A combination ofphotovoltaic building ponents integrated into any building envelope system such as vertical facades including glass and other facade material, semitransparent skylight systems, roofing aterials, and shading over windows primarily intended for producing electricity for onsite nse.

Building-Mounted Solar Energy Systena- A solar energy system is affixed to the roof 2nd 8" off the roof cr side(s) of a building or other legally permitted structure directly or by cf suppcrt slTuctures or other mounting devices.

Ground-Mounted Solar Energy System: A solar energy system that is directly anchored to the šround and attached to a pole or other mounting system, not attached or affixed to an existing structure, and detached from any other structure.

Onsite: Located on the lot that is the subject of an application for development.

Roof-Mounted Solar Energy System: A solar panel system located on the roof of any legally permitted building or structure for the purpose of producing electricity or solar thermal power generation.

Solar Energy Equipment: Electrical energy storage devices, material, hardware, inverters, or other electrical equipment and conduit of photovoltaic devices associated with the production of electrical energy.

Solar Energy System: A photovoltaic (PV) electrical generating system composed of a combination of both solar panels and solar energy equipment. Several scale systems are addressed in this local law as follows:

Agricultural solar energy system: An on-farm, small-scale solar energy system that provides no more than 110% of the energy required to operate a farm operation as defined by New York State Agriculture and Markets Law 305-a. These may be roof-mounted or ground-mounted systems.

Large-Scale solar energy system: A solar energy system that produces energy primarily for supplying more than 25 MW of electrical energy into a utility grid for wacnesale or retail offsite sale or consumption whether generated by photovoltaics, sclaz devices or other solar technologies, and whether ground-mounted or building-mounted. A large-scale solar energy system may also be referred to as a - solar plant', 'solar energy system', 'commercial solar energy system' or solar power plant'.

Medit2i. selar ene:gy system: k solar energy system or solar thermal system that is cr building mounted and produces more than 25kW and up to electricity for offsite sale or consumption.

Small-scale energy system: A roof-mounted or building-integrated solar energy sysÊeŽn seNicing primarily the building or buildings on the which systern is located for onsite consumption for either residential or limited CD those rooftop and building-integrated, roof-mounted, and ground-mounted solar collectors that produce less than 25 kW of electricity. An icultural solar ezergy system shall be considered small-scale.

Solar Pent. A photovoltaic acvice capable of collecting and converting solar energy into energy.

electu:cz-

Solar Thermal System: Solar energy system that directly heats air; water or other liquid using sunlight. The heated air, water or other liquid is used for such purposes including but not limited to space heating and cooling, domestic hot water and heating pool water.

3. APPLICABILITY

The requirements of th A. of tis shall apply to all solar energy after this law's effectiv systems installed or modified (3 date. Medium-Scale and Large-Scale solar energy systems shall require site plan approval pursuant to this local law and Articles 7 and 8 of the Town of Watson Zoning Law. Issuance of permits and approvals by the Planning Board/Zoning Board shall include review pursuant to the State Environmental Quality Review Act (ECL Article 8 and its implementing regulations at 6 NYCRR Part 617.

B. Small-scale, agricultural, and building-integrated solar energy systems as well as general maintenance of such systems do not require site plan review OF special use permit approval and shall be considered accessow structures allowed in all zoning districts. Such systems shall be required to obtain a building permit or solar building permit from the Town of Watson prior to placement and operation unless the Town exempts farm structures from requiring building permits and shall also meet all other requirements pertaining to accessory structures.

1. The following conditions shall be met:

a. Roof-Mounted Solar Energy Systems shall be installed parallel to the roof surface on which they are mounted, shall not extend higher than the highest point of the roof surface on which they are mounted or the top of the surrounding parapet, more than 24" above the flat surface of the roof, whichever is greater.

b All solar panels shall have anti-reflective coating.

c. Building-Integrated Solar Energy Systems shall be shown on the plans submitted fcr building permit application for the building containing the system.

d. Decornmissioning Expectation. To ensure the proper removal of Small-Scale Solar Energy Systems by New York State guidelines. gompliance with decommissioning expectation shall be made upon condition of a valid building permit and hornecvvuer will assume proper decommissioning procedures. After the Small-Scale Solar Energy System is no longer in use, it shall be removed by applicant any subsequent within six months. This shall include the of any sauctures, debris, batteries, and cabling, including those below

C. Solar System install?.tions for which a valid building ermithas been issued before the daze of this local law shall not be require to meet the lucul law.

D. All Solaz Energy Sysuems shall be designed, erected, and installed in accordance with all applicable codes, regulations and industry standards as referenced in the New York State Unifam Fire and Building Code, as well as may be required by the Public Service Commission regulations.

4. PERMITTING AND APPROVAL REQUIREMENTS FOR MEDIUM-SCALE SOLAR ENERGY FACILITIES

A. Medium-Scale Solar Energy Systems are permitted subject to receiving site plan approval by the Town of Watson Planning Board pursuant to Section 310 of the Town of Watsonzožling Law. procedures including, but not limited to sketch plan review, public hearing, and åme frames pursuant to the zoning law shall be met. The Planning Board review of Medium- Scale Solar Energy Systems shall include, but not be limited to consideration of the visual effect of the proposed solar installation on scenic and historic resources and viewsheds•, impacts on community character; compatibility of the proposed solar system with adjacent and other nearby land uses; compatibility with agTiculture and farmlands, managing stormwater runoff, and the effect of the proposed installation on ecologically sensitive land or water resources.

B. The application materials as required in Section 430 shall be supplemented by the submission of the following materials and information:

l. If the property of the proposed project is to be leased, legal consent between all parties, including easements and other agreements.

2. Blueprints shcwing the layout of the Solar Energy System signed by a Professional Engineer or Registered Architect. Plans shall show the proposed layout of the entire Solar Energy System along with a description of all components, whether on site or off site, existing vegetation, existing or proposed access, gates, parking areas, mounting systems, inverters, panels, fencing, proposed clearing and gading of all Siles involved, and proposed buffering and screening.

3. StotAN,vater ruržofî calculations, drainage plan, clearing and grading plan. The clearingand grading plan shall also include methods to stockpile, reduce erosion of, andreuse all topsoil frcm the site. If one acre or more of land is to be disturbed, the aplili.cant shall submit preliminary Stormwater Pollution Prevention Plan consistent with NYS DEC or local IVIS4 requirements. Clearing and/or grading

activities subject by Planning Board and shall not commence until the issuance cf plan approval.

4.be included showing the proposed Medium-Scale Solar System relation to the building/site along with elevation views and and photo simulations of the proposed Medium-Scale Solar Energy System, solar collectors, and all other components. The Planning Board may require photo simulations to be provided from specific roads or other public areas that may be impacted. In the course of its review of a proposal for 4evelopment of a Medium-Scale solar facility, the Planning Board may require an applicant to submit aGewshed analvsis that meets the procedures identified within the New York State Depeaznent of Environmental Conservation's SEQRA publication entitled "Assessing and Mitigating Environmental Impacts."

5. I aftlz lèuviroz-nental Assessment Form filled ut, unless deemed a Type £17 (SEQR).

6. cf arž/ noise that may be generated by inverter fans, or other noise merating equip.-nent that may be included in the proposal. The Planning Board require a noise analysis to determine potential adverye noise impacts.

Property Operation and M photovoltaic maintenance fence maintenance as well

7. and Maintenance Plan. Such plan shaål describe continuing and property upkeep, such as mowing and trimming, and any proposed use of pesticides or herbicides.

8. Plan. Such plan shall describe the methods and types of but not liraited to existing vegetation, topography, fencing and structures, and detailing the number, location and species of vegetation to b' plELted on site and size and extenF of berms. A plan showing appropriate perfonnance criteria specifying minimum plant sizes and measures to be taken in che eveni that the proposed vegetation fails to survive, flourish or otherwise meet said performance criteria shall be submitted with a building permit application.

9. A location map of the connection point to the grid shall be provided along with a description of any easements or rights-of-way, clearing, infra appurtenances, and equipment that may be necessary or required to connect to the grid.

10. Decol=nissioning Plan. To ensure the proper removal ofMedium-Scale Solar Energy Systems, a Decommissioning Plan shall be submitted at the time of building pžžmit application. Compliance with this Decommissionžng Plan shall be made a condition of the approval under this Section. The Decommissioning Plan must specijl that after the Medium-Scale Solar Energy System can no longer be used, it shall be removed by the applicant or any subsequent owner. The decommissioning plan shall also Include:

a. Provisions describing the triggering events for decommissioning of the solar energy facility;

I). Provisions for the removal of structures, debris and cabling, including those below the soil surface;

c. Provisions for the restoration of the soil and vegeution. The plan shall demonstrate how the removal of all infrastructure and the remediation of soil and vegetation shall be conducted to return the parcel to its original state prior to construction.

d. A timetable approved by the Planning Board for site restoration;

e. ùst;.rž'-î.tî c£the decommissioning costs certified by a Professional Engineer. A cost estimate detailing the projected cost of executing the Decommissioning Plan shall be prepared by a Professional Engineer or ntractor.Cast estimations shall consider inflation. Removal of Medium-Scale Solar Energy Systems must be completed in accordance with the Decommissioning Flan.

f.thz form of a security deposit, escrow account, bond a acceptable to the shall be secured by the or operaË01, for the purpose of adequately performing in all EZLount equal to the Professional Engineer's certified estimate removal and decommissioning costs. The financial assurance Shau be reviewed by the Town Attorney annually to ensure the Owner or Operator and bona maintam the necessary assurances for decommissioning;

g. Identification of and Assurances; procedures for Town of Watson access to Financial

h. 1k provision that the on the Owner or •terms of the Decommissioning Plan shall be binding upon Operator or any of their successors, assigns, or heirs;

1. A that the Tovm of Watson, its officials, employees, agents or contractors, shall have the right of access to the site, pursuant to reasonable notice, to effectuate or ccnplete removal and decommissioning;

j. Removal of machinery, equipment, tower, and all Other materials related to the project is to be co:apleted within one year of decommissioning. If the Medium-Scale Solar Energy Systern is not decommissioned after being considered abandoned, the municipality may remove the system, restore the property, capture the bond or associated financial assurance and impose a lien on the property to cover these costs to the municipality.

k. The plan shall also include an expected timeline for execution.

11. If in the course of the delivery, installation, maintenance, dismantling, removal or transport of the solar energy system or any components thereof the property of the Town of Watson, including but not limited to roadways, shoulders, drainage structures, signage, guide rails, etc., is damaged by the efforts of the applicant or any agents thereof, the applicant shall, within 30 days of completing consù-uction, completely replace or repair all damage in consultation with the Town Highway Supe1inzendent.Fur¿hermort a road agreement may be required by the Planning Board and compliance New York Staze Highway Law Chapter 25, Article 11 Secuion 320 Is required.

C. Standards.

The following shall be required:

1. Anti-Clare. ÁII solar collectors and related equipment shall be surfaced, designed, coated with anti-reflective materials, and sited to minimize glare reflected onto adjacent residences and roadways.

2. Height and Setback. All ground-mounted Solar Energy Systems:

a. Shall not exceed 90' in when oriented at maximum tilt

b. Shall be located at least 100' from the centerline of any State road and at least 100' from tha centerline of any County 0T Town road.

e. Shall be located at letžst 75' f:crn side cr rear lot lines

placed at least 350 feet from an occupied residence not involved of the residence agrees to waive the requirement. Property-line setbacks alt only applicable to nonparticipating parcels.

e. Inverters and battery systems should be placed near the center of the project, where practical, in order to reduce noise propagation from the site.

3. Lot Area: A parcel must have a minimum area of one acre for an accessory guuu,úu-moumea solar Energy System to be permitted.

Fencing: All Medium-Scale fencing to prevent unauthori contact information shall be fencing. The type of fencing equipment shall not be used

4. Solar Energy Systems shall be enclosed by unauthorized access. Warning signs with the owner's ce placed the entrance and perimeter of the shall apprcved by the Planning Board. Solar be used for displaying any advertising.

5. Screening. All Medium-Sc¿le Solar Energy Systems that are viewable from any public road shall be required tc provide landscaping along the entire street frontage to ensure the site is screened and hazzonious with the character of the property and surrounding area. Appurtenant structures such as inverters, batteries, equipment shelters, storage facilities, transformers, should be screened from adjoining residences. Planning Board can waive this requirement if 4ufficient justification is provided by the applicant.

6. Stormwater Management. The Solar Energy System shall þe designed with the ground cover as pervious to the maximum extent practicable so that stormwater infiltrates as sheet flow across the system. If solar panels are constructed in such a manner as to promote effective infiltration of rainfall the Solar Energy System may be considered pervious for stormwater pollution prevention purposes. Other structures such as but not limited to transformers, buildings, or paved enn-ance roads shall still be considered

impewious. The following cñteria shall be used to establish a Solar Energy System as pervious cover.

a. Panels must be positioned to allow water to run off their surfaces.

b. Soil with adequate vegetative cover must be maintained under and around the panels.

c. area around panels must be adequate to ensure proper vegetative growth under and between the panels.

6. Wetland Protection.Solar Energy Systems shall avoid designated wetlands as defined by the New York State Department of Environmental Conservation to the extent practicable. Impacts are not practicable to avoid shall be properly permitted or allowed by the applicable regulatory auth01ity.

7. Protectyon of Critical Environmental Areas. No Solar Energy System shall be installed on Critical Environmental Areas (CEAs) as defined by the New York State artmentoi Environmental Conservation.

8. Pntection of Agricultural Resources.

. Siting of any Medium-Scale Solar Energy System located on lots that Prime Farmland or Farmland of St contain Farmland Statewide Importance shall be prioritized on portions of the 10t that do not contain Prime Farmland or Farmland of Statewide ce to the extent practicable. Medium-Scale Solar Energy Systems on Prime Farrnlar,d or Farmland of Statewide Importance shall be required to seed, buffer or border areas around periphery of solar panel areas with native utslg- perennial vegetation ned L'O •cm-act pollinators.

b. To the maximum extent practica practir:able, Medium-Seale Solar Energy Systems located on Prime Farmland shall be con ecnsu-ucted in accordance With the construction requirements of the New York S .ate Department of Agriculture and Markets.

5. PERMITTING AND APPROVAL SOLAR SYSTEMS REQUIREMENTS FOR 4RGE-SCALE

A. Larvscale Solar Energy Systems are through the issuance of site plan approval, special use permit approval or both within the single zoning district in the Tovnu of Watson, and subject to the requirements set forth in this Section. All procedures including, but not limited to sketch plan review, public hearing, and time frames pursuant to the zoning law shall be met. Whenever a solar energy facility requires both a site plan review and a special use permit, the Planning Board shall review those applications concurrently.

B. The application materials as required in Section 430 shall be supplemented by the following information:

l. If the property of the proposed project is to be leased, legal consent between all parties, including easements and other agreements.

2. Blueprints showing the layout of the Solar Energy System signed by a Professional Engineer or Registered Architect. Plans shall show the proposed layout of the Solar Energy System along with a description of all -voraponezts, on site or off site, existing vegetation, existing or proposed access, gates, parking areas, mounting systems, inverters, panels, fencing, proposed clearing and grading of all sites involved, and proposed buffering and screening.

3. raze E calculations, drainage plan, clearing and grading plan. The clearing gœQüng shall also include methods to stockpile, reduce erosion 3.25-1 reuse topsoil the site. If one acre or more of land is to be the applicant shall also submit a preliminary Stormwater Pollution Prevention Pìan consistent with NYS DEC or local MS4 requirements. Clearing anåjor grading activities are subject to review by the Planning Board and shall not nmenceuúål issuance of site pian approval-

4. Idar.iž2tioz cc wildlife species that may use the parcelåncluding potential •vdlüife travel nig:ation paths (including both ground and aerial o: habitats. The site plan suppo g application shall orpildEfe species that ma use or migrate through the pro_iect site. Ñ-ny lake or waterbody within 1/2 mile shall also be identified on

5. shall iL31uded showing the proposyd Large-Scale Solar - to the building/site •along wit\2 elevation views and ' --]xotc' of the proposed Large-Seale Solar Energy collectors, and all other components. The Planning Board may . rohùto simulations tc be provided from specific ±oads or other public areas ILI course of its review of proposal for development of

a. icLllLy, the Board raay require an applicant to a meets the procedures iclentified within the New - oi Conservationis SEQRA publication Mitigatiiug Envirorrnental Impacts."

rt I of the Full Environmental A: /pe II action pursuant to Part 617 6. Assessment Form filleå out unless deemed a (SEQR).

Details of any proposed noise that noise generating equipment that m 7.rnay be generated by! inverter fans, or other that z-nay be included in the proposal. The Planning Board may require a noise analysis to determine potential adverse noise impacts.

8. Proof of application for grid interconnection shall be påvided.

9. Landscaping/Screening Plan. Such plan shall describe the methods and types of screening that is proposed, including but not limited to existing vegetation, topography, fencing and structures, and also detailing the number, location and

species of vegetation to be planted on site and the size and extent ofberms. A plan showing appropriate performance criteria specifying minimum plant sizes and measures to be taken in the event that the proposed vegetation fails to sunʳive, flourish or otherwise meet said performance criteria shall be submitted with che builamg pa-mit application.

10. Property Operation and Maintenance Plan. Such plan shall describe continuing photovoltaic maintenance and property upkeep, such as mowing and trimming, d fence maintenance as well as any proposed use of pesticides or herbicides.

Any carnaged unused components of the system shall be removed from the premises within 30 days and disposed of legally. All maintenance equipment and spare parts shan oe kept in a designated storage area which is fenced and screened.

11. LzeorarÆssi0111âag To ensure the proper removal bf Large-Scale Solar Energy Systex-:ž, a Deeomnnssioning Plan shall be subrnitted at the time of builüirug appllceticn. Cornvliance with this Decommissioning Plan shall be made a condition of the approval under this Section. The Decommissioning Plan must specify that after the Large-Scale Solar Energy System can no longer be used, shall be by úe applicant or any subsequent owner. The issioning plan shall also Include:

ovisions describing the xiggelü-žg events for deccinrnissioning of the solar energy facili,y;

L. Provisions for the removal of structures, debris and cabling, including those below the soil surface;

c. •sžcr.s the restoration of the soil and vegetation. The plan shall dernonstrate hew the removal of all infrastnxcture and the remediation of soil and vegetation shall to construction. 1k conducted to return the parcel to its original state prior

d. ; timetable approved by Planning Board for site restoration;

costs certified þy a Professional
Tast estimate detailing the projected cost of executing the
Flan shall be prepared by a Professional Engineer or shall consider inflation.
Removal of Large-Scale
'iys-ežns must be completed in accordapce with the

Financial Assurance, in t
or in a manner otherwise
Owner or Operator, for t
decommissioning, in an
estimate of removal and

foan security deposit, escrow account, bond acce3table to the Town, shall be secured by the p z•-pose of adequately petforrning amount equal to the Professional Engineer's certified and decommissioning costs. The financial assurance shall be reviewed by the Town Attorney annually to ensure the Owner or Operator and bond maintain the necessary assurances for decommissioning;

g. Identification of and procedures for Town of Watson access to Financial Assurances;

h. A provision that the terms of the Decommissioning Plan shall be binding upon the Owner or Operator or any of their successors, assigns, or heirs;

i. A provision that the Town of Watson, its officials, employees, agents or contractors; shall have the right of access to the site, pursuant to reasonable notice, tc effectuate or complete removal and decommissioning;

j. Removal ofrnachinery, equipment, tower, and all other materials related to the project is be cornpleted within one year of decommissioning. If the LargeScale Scla: Energy System is not decornmissioned after being considered abandoned, muúipality r=ay remove the systen, restore the property, capture the bond or associated financial assurance 9nd impose a lien on the property to cover the cost to {he municipality.

k. The plan shall also include expected timeline fú execution.

12. If the applicmt does not complete construction of the project within 18 months after beg±ning construction, tlQiE may be deemed abandonment ofthe project and requi:e of the decommissioning plan the extent applicable. The Towa the operator and/or the owner to comÞlete construction and install¿uion of the facility within 180 days. If the owne\ and/or operator fails to perform, the Town may nucify the andjor operator to implement the cleccrnnžissiozmg elaú. The decommissioning plan must be completed within 180 days acmûcati0iÀ by the Town.

13. Upon cessation of activity Town may notify the owner decommissioning plan. W operator can either restore implement the decommiss activity of a constructed facility for period of one year, the operator of the faci ity to implement the

Withitu days of notice bein served, the ovmer and/or operation equal to 80% of +)proved capacity or decommissioning plan.

14. fails to fully iraplemeržt the decommissioning plan råled-eigáty-day tilût period, the Town may, at its discretion, site in accordance wit the decommissioning incurred for such a ivities from the defaulted owner anc/or operator. The cost incurred by the Town shall be assessed against upoa the property, and shall be enforced officer and ill the same manner as other

the property, shall become a lien and tax and collected with interest by the same c taxes.

If in the course of the delivery, installation, n transport of the solar energy system or any co Town of Watson, including but not limited to

15. maintenan e, dismantling, removal or any component? thereof the property of the roadways, shoulders, drainage sù-uctures, signage, guide rails, etc., is damaged by the efforts of the applicant or any agents thereof, the applicant shall, within 30 days of completing construction, completely replace or repair all damage in consultation with the Town Highway Superintendent. Furthermore a road ageement may be required by the Planning Board and compliance with New York State Highway Law Chapter 25, Article 11 Section 320 is required.

C. Standards. All standards required for Medium-Scale solar energy facilities shall also be requizea for Large-Scale solar energy facilities. In addition, the following shall be required:

l. Lot Size. large-Scale Energy Systems shall be located on lots with a minimum lot size of 10 acres.

2. Large-Scale Solar Energy Systems shall be enclosed by fencing to prevent unauthorized access. Warning signs with the owner's cOntact information shall be and perimeter of the fencing. The type of fencing shall be placed on the entrance an approved by the Planning Board. Solar equipment shall not be used for displaying any advertising.

3. System and the parcel boundary line.

4. Vegetation shall be maintained below the solar panels. The ground within the fenced perimeter shall not be tamped, compressed, or-similar other treatment to natural vzgetation. The Planning Board may allow for inhibit the growth of natural veg around installed solar panels for grazing or could be gown or co-usage of the lands under and harvested without damaging or growing of crops that could be The Planning Board may lliües. 5.require zzzthods to mitigate adverse ünpacts to wildlife, wildlife habitats, travel c coŽTido:s o: migration routes. T$ese may be limited to use of fencing but are not that allows for an 8" 12" space at the allows wildlife passage. bottom that passage, or other use of lights, colors or decoys.

6. All roadways associated with the Larc+Scale Solar Energy System shall remain ious unpaved and of pervious surf sua•Laces.

Traffic and Roadway 7. impacts. The Planning Board rnay tequire a traffic assessment to evaluat impact to evaluate potential adverse impacts on pubiic include New York St roads. This may accessed from a state State Department of Transportation review if the project is highway.

8. Al! Large-scale Solar Energy Systems shall be adequately screened with a vegetative buffer or landscaping the extent practicable. from all streets and adjacent residential uses to

a. Appropriate landscaping end/or site design features,, including both the maintenance of existing natural vegetation and the introduction of new plantings consisting of a naturally appearing blend of deciduous and coniferous species, shall be required to help screen the facility and accessory structures from roads, neighboring residences, and other uses. Any existing tree or group of trees which stands within or near a required planting area may be used to satisfy the screening and tree planting requirements. The

protection of iree stands, rather than individual trees, is strongly encouraged.

9. The design, constnctien, operation, and maintenance of any Large-Scale Solar Energy System shall minimize glare onto neighboring properties and public roads in excess of that which already exists.

10. Artificial lighting of Large-Scale Solar Energy Systems shall be limited to liSating required safety and operational purposes anci shall be directed downward and not spill onto adjacent properties to the e*tent practicable.

11. Where feasible, all utilities serving the site shall be underground. If solar storage Batteries are included in ¿he Solar Energy System, the batteries must be placed in a secuce container or enclosure meeting the requirements of the International Bulluing Coae, International Fire Prevention Code and PA 70. »men the 'batteries are no longer in use, they shall be disposed of accordance with the Imernatlonal Bailding Code, international Fire Prevention Code and NFPA 70 as weli as the local laws of the Town, and any other applicable laws or regalations.

12. The manufacturers c 01 installeîs icentification, contact ipformation, and signage shall be posted at the site appropriate warning arid clearly visible.

13. Following construction cf Large-Scale Solar Energy System, all distübed areas where soii has been low-level vegetation capable exposed shall be reseeded with grass and/or planted with capable Pollinator-friendly vegetation of preventing soil erosion and airbome dust. is prcîen-ed.

4. When any Large-Scale Solar Energy S System is installeå and before it active, the owner of the site and/or the Solar Energy becomes SY?tern must contact the Town's emergency responders depafinents to make EITŸngements for a the site to review the components of the meeting at and procedures for emergency response. This array and to be educated on safety related to the location of labeled warnings, issues shall incl de detailed discussion emergency disconnection of the system. access to th site and information on a plan for installation regarding the location of addition, th Town Board may require responders with sufficient information placards -which provide mutual aid ic, calls on site. procect Chernsqlves when responding to

Any application under this Sectior 15. Seeci01i shall any provisions, requirements standards contained in the Zoning and Law that, In the Board, are applicable to the Large judgment of the Planning none of such requirements are app Large-Scala Solar SysteLn being proposed. If applicable, requirements under their respectiv the Flaming Board may waive certain review respective jurisdictions.

16. The Planning Board may impose conditions on its approval of any site plan approval under Article 7 and 8 of the Town of Watson Zoning Law in order to enforce the standards referred to in this Section, or in order to discharge its obligations

under the State Environmental Quality Review Act(SEQRA).

17. If the ownership of a solar energy system changes, the special use permit and site plan approvals shall remain in full force and effect providing all the conditions Of the special use permit, including bonding, letters of credit or continuing certification requirements or obligations, including maintenance continue to be obligations of successor owners. The change in ownership shall be registered with the Town Clerk with a copy to the Code Enforcement Officer. The Town Clerk shall notify the Town Board of such change.

6. GLARE ASSESSMENT FOR MEDIUM-SCALE AND LARGE-SCALE SOLAR ENERGY FACILITIES

A. Applicants shvuld consult with the Wheeler-Sack Army Airfield and the Watertown International Airport early and throughout the planning process to erisuye that proposed projeci meets all FAA or other military requirements for such an-field. Thi Planning Board may require submission of the project plan to the airfield.

Ill prevent unwanted visual impacts to air ùaffic control towers and

shell Cty=duct a glare analysis.

7. REVIEW COSTS

A Solar aaplicetion shall be accompanied by a fee per the fee scheduled as may be S/ TcŸn Board of the Town of Watson. All costs that may be associated tye of this project by the Town of Watson above this fee shall also be by AŽplicant. Vnen the Planning Board determines that a review will require additional legal, environmental, or planning costs, they shall provide a cost estimate 'IQ, .
Subsequeu'--Jl shall be established, and the applicant shall pay into such escrow accov1.'iŽ Funds to cover those costs. Such payment shall be made prior to any Planning 30ard review.

8. ENFORCEMENT

requirelliffits- violation of this Solar E relients; including civil e Town of Watson. Any r Energy Systeržl Law shLll be subject t9 the same enforcement aud penalties, provided for in the zoning regulations of the

SECTION 4. APPLICABILITY

Small-Scale Solar _____ Medium-Scale Solar Energy Systems, and Large-Scale Solar

Energy Systems new industrial or commercial use ?llowed under Article 3 of the Town of Zoning Law requiring a site plan review.

SECTION 5. SEVERABILITY

Each separate provision of this Local Law shell be deemed independentof all other provisions herein, and if provisions shall be deemed or declared invalid, all other provisions hereof shall remain valid and enforceable.

SECTION 6. EFFECTNE DATE

This Local Law shall take effect immediately upon filing with the New Qork State Secretary of
State.

Part 1 - Project and

Setting Instrucåons for Completing Part 1

Part 1 is to be completed by the applicant or project sponsor. Responses become part ofthe application for approval or finding, are subject to public review, and may be subject to lurcher verification.

Complete Part cn information c:.1ü31tly available. If additional research or investigation would be needed to filly respond to any item, please answer as thoroughly as based on current informaüon; indicate whether missing information does not exist, or is not reasonablv available to the socnsor; end: when possible, generally descrn3e work or studies which would be necessary to update or fully develop that informa•uion.

Applicants/sponsors mygt all items in Sections A & B. In Sections C, D & E, most items contain an initial question that must be answered enael o: ' •KO". LLC answer to the initial question is "Yes", complete the sub-questions that follow. If the answer to the initial question is 'tq0⁷', proceed to the next question. Secú)n F allows the project sponsor to and attach any additional information. Section G requires the nanze and signature of the applicant or project sponsor to veri9 that the informún contained in Part lis accurate and complete.

A. Project and Applicant!Sponsor Information.

Name of Action or Project: Town of ts ulation Energy Systems	
Project Location (descrioe, and attach a general location map): —	
Brief Description of Proposed Action (include purpose or need): The purpose of these zoning regulations are to advance and protect the ublic health, safety, and welfare of the Town of Watson.	

Name ofApplicant/Sponsor: / t)bõf1 of Watson Planning Board	Telephone: (3/5 MD 5 —	
	E-Mail: nathan.Druzinowski@townofwatsonny	
Address: Number Four Road		
City/PO: Lowville	State: NY	Zip Code:
Project Contact (if not same as sponsor; give name and title/role):	Teleohone:	
	E-Mail:	
City/PO:	Sr-ate:	Zip Code:
Property Owner (if not same as sponsor):	Telephone:	
	E-Mail:	
Address:		
City/PO:	State:	Zip Code:

B.Government Approvals

B. Government Approvals, Funding, or Sponsorship. ("Funding" includes grants, loans, tax relief, and any other forms offinancial assistance.)

Governnžuezt	If Yes: Identify Ageney and Approval(s) Required	Applicafion Date (Actual or projected)
a. City Counsel, Town Board, ☑Yes☐No or Village Board ofTrustees	Town of Watson Town Board	
b. City, Town or Village ☑Yes☐No Planning Board or Coz=assuoa	Town of Watson Planning Board	
c. City, Town or Village Zc£ng ☐Yes☐No Board of Appeals		
d. Other local agencies ☐Yes☐No		
e. County agezcies ☑Yes☐No	Lewis County Planning Department	
f. Regional ☐Yes☐No		
g. State agencies ☐Yes☐No		
h. Federal agencies ☐Yes☐No		

i. Coastal Resources.

i. Is the project 2 Coastal Area, or the waterfront area of a Designated Inland Waterway? ☐Yes☑No

it. Is the project site located in a community with an approved Local Waterfront Revitalization Program? a YesïNo iii. Is the project site within a Coastal Erosion Hazard Area? ☐Yes☑No

C.Planning and Zoning

C.I. Planning and zoning actions.

Will administrative or legislative adoption, or amendment ofa plan, local law, ordinance, rule or regulation be the Yest2N0 only approval(s) which must be granted to enable the proposed action to proceed? o If Yes, cc'Z2T1ete sections C, F and e.

- If No, •oroceed to queslion 0.2 and complete all remaining sections and questions in Part I

Cl. Adopted lana use

a. Do any municipally- atiopted (city town, village or county) comprehensive land use plan(s) include the site ☑Yes☐Nowhere the proposed action would be located?

IfYes, does the comprehensive plan include specific recommendations for the site where the action would be located? ☐Yes☑No

b. Is the site within any local or regional special planning district (for example: Greenway; ☐Yes☑NoBrown-field a-ea POX); desièiiated State or Federal heritage area; watershed plan; or other?) management

IfYes, identify the plan(s):

c. Is the prcposed action located wholly or •oacüallywithin an area listed in an adopted municipal open space plan, municipal farmland protection ☐Yes☑No or adopted plan?

IfYes, identify the plea(s):

Page

a. Is the site of the proposed action located in a municipality with an adopted zoning law or ordinance.

If Yes, what is the zoÆng classification(s) including any plicabie overlay district? esDNo

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 trotcsed action? ayesaN0

If Yes,

i. What is the propose zorü•.g the site?

C.4. Existing community services.

a. In what school district is the project site located? Beaver River Central School District, Lowville Central School District and South Lewis Central School District

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

NYS Police and Lewis County Sheriff's Department

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

Lowville Fire Department

d What parks serve the project site?

Adirondack

D. **Project Details**

L.I. Proposed and L-oteatial Development

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

b. a. Total acreee of site of the proposed action? acres _____
b. Total acreage to be pàysicaiiy disturbed? _____ acres
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ acres

c. Is the proposed action an expansion of existing project or use? a Yesa 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, industlf£al, commercial; if mixed, specify Lypes)

ii. Is a cluster/conservatlon layout pi oposed? ONO

iii. Number of lots proposed? _____

iv. Minimum ind maximum yopcsed IoŽ sizest Minimum _____ Maximum

e. Will the proposed action be constructed in multiple phases? ☐Yes ☐No
i. If No, anticipated period of construction: months ii. If Yes:
e Total number of Ohases anticipated e Anticipated commencemanr date of phase (including demolition) month year

s Anticipated completion date cf phase month —year o Generally describe connections or relaüonships among phases. including any contingencies where progress of one phase may determine timing or duration of future phases: _____

determine timing or duration oi future phases:

f. Does the project include new residential uses? DYesClN0 If Yes, show numbers of units proposed.

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

Does the proposed action include ne :-residential constrtlction (including expansions)?
ayesaN0

es,
Totaaumbeo of structures _____
Dimensions (in feet) of largest proposed structure: _____height; _____width; and _____length
Approximate extent of building space to be heated or cooled: _____ square feee

Does the proposen or other activities thal will result in the impoundment of any AYesÛNo liquids, such as a water supeLY, reservoir, pond, lake, waste lagoon or other storage?

es,
Purpose of the impoundment: _____
If a water impoundment, the principal source of the water: ☐ Ground water ☐ Surface water streams ☐ Other specify:
If other than water, identify the type of impounded/contained liquids and their source.

Approximate size of the proposed impoundment. Volume: _____ million gallons; surface area: _____ acres
Dimensions of the proposed dam or impounding structure: _____ height; _____ length
Construction method/materials for the proposed dam or impounding structure (e.g., earth fill, rock, wood, concrete):

2. Project Operations

the proposed action include any excavation, mining, or c
including general site preparation, grading or installation
rials will remain onsite)

excavated materials will

Doesor dredging, during const-ruction, pperations, or both? Yes No
(Notof utilities or foundations whë;re all

At completion of

g.

If

i.

i.

iži.

h.

If

i. ii.

iii.

iy.

V. vi.

a.

i. Whet the the d:edging?

ii. How much {including rock, earth, sediments, etc.) is proposed to be removed frcr:: 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 us , manage or dispose of them.

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: _____

iv.

b. Would the proposed action cause or result in alteration of, increase or decrease in size of, or encroachment Yes No into any existing wetland, waterbody, shoreline, beach or adjacent area? If

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

_____

Yes:

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- Wi!l the oroposea acti011 cause or result in disturbance to bottom sediments? If Yes, describe: ayesaN0

iv. Wili the proposed cause lesull the destruction or removal of aquatic vegetation? n YesaN0

acres aquatic vegetation proposed to be removed:

s of romainir:g after project completion:
e purpose oi beach clearing: invasive species control, boat access):

O proposed mecržod removal:

O if chemical/herbicide treatment will be used, specify product(s):

v. Describe anv provossd reclamatic:wrffltigation following disturbance:

c. Wili the proposed or new demand for water?
If Yes:

i. Total anticipated day: gallons/day
ii. Wi!! the existing puk"lic water supply?

If Yes:

capacity Lo serve the proposal?

Does
Is the

Do existing

iii. s.. be necessary to supply the project?
If
Yes:

p:cposed to serve this project:
tn he formed tc the project site?

iv. Is

Date supž)ly tor new district:

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

gallons/minute.

vi. If water supply Wii! be from wells (public or private), what is maximum pumping capacity:

d. Will the proposed ectiorž generate liquid wastes? If Yes:

i. Total anticipated liquid waste generation per day: 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):

iii. Will the proposed action use any existing public wastewater treatment facilities? ayesaN0

If Yes:

Name Of wastewater treatment plant to be used:
Name Of district:

wastewater ᶠxeaùTžent plant have capacity to serve the project? ûNo

Does the exisüng
Is the project site in existing
district? Is expansion of the district
needed?

Do existing sewer lines serve the project site? ☐Yes ☐No

Will a line extension within an existing district be necessary to sen[e] the project? ☐Yes ☐No

If Yes:

Describe extensions or capacity expansions proposed to serve this project:

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

If Yes:

0 Applicant/sponsor for new district:

0 Date application submitted Or anticipated:

o What is Lhe water for wastewater discharge?

Y. If public faciiiaes used, aesc:lbe plans to provide wastewater treatment for the project, including specifying proposed receiving water surface discharge or describe subsurface disposal plans):

vi Describe any plans o: 10 captu.-e, Žecyclt or reuse liquid waste:

e. Will the proposed more acre and create stormweter F-!noff, either frog2 new point ☐Yes ☐No sources (i.e ditches, çufi.ers or other concentrated flows of stormwateryor non-point scu:ce (I.e. YLC'.v, If Yes:

iii. How much impervious surface will the project create i relation to total sizof project parcel?

_____ Square feet or _____ acres (impervious surface)

_____ Square feet or _____ acres (parcel size)

ii. Describe types of new point sources.

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)?

- 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. cornbusti0ii the proposed action include, or will it use on-site, one or more sources of air emissions, including fuel ☐Yes ☐No stion, waste incineration, or other processes or operations?

Does

If Yes, en

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

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)

g. Wili any air emission sources named in D.2.f (above), require c State Air Registration, zªtir Facility Permit, ☐Yes ☐No or Federal Clean Air Act Tîtle IV Title V Permit? If Yes:

i. Is the project size located in an Air quality non-attainment area? (Area routineży or periodicâi)y fails to meet ambient air quality standards for all or some parts of the year) ii. In addition to emissions as calculated ☐Yes ☐No in the application, the project will generate:

- _____ Tons/year (short tons) of Carbon Dioxide (C02)
- _____ Tons/year (short tons) of Nitrous Oxide (N20)
- _____ Tons/year (short tons) of Pet-fluorocarbons (?FCs)
- _____ Tons/year (short tons) of Sulfur Hexafluoride (SF6)
- _____ Tonsiyear (short tons) of Carbon Dioxide equivalent of Hydroflourocarbons (I-FCs)
- _____ Tons/year (short tons) of Hazardous Air Pollutants (HAPs)

15

n. 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, electricity, flaring): _____

flariúË):

i· WI!! the proposed quarry or landfill operations?

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

action result in the release of air pollutants from open-air operations or processes, such as es No

j. Cle sed action result in a substantial increase proposed ;.r: reific aîove present levels or gene:tže for transportation facilities or services? substantial LTfesaN0 new dementf

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 _____ Proposed _____ Net increase/decrease _____

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:

vi. Are public/private transportation set-slice(s) or facilities available within ¹h mile of the proposed site? üYesûN0 vii Will the nroooseð act. 2ccess ro oublic transportation or accommodations for use of hybrid, electric C]YesClNo or other alternative venic.ues•?

viii. proposee. 'Dicycle accommodations for connections to existing ☐Yes ☐No pedesvXian

k. Will the proposed action (for commercial or industrial projects only) new or additionai demand for energy? No

If Yes.

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

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

iii. the proposec- ¿ci.c;. . upg:aue, to an E'asúng substation? No

require a r or

l. Hours of operation. Answer all items which apply.
i. During Construction:
- Monday - Friday: _____
- Saturday: _____
- Sunday: _____
- Holidays: _____

During Operations: Monday - Friday: _____
Saturday: _____
Sunday: _____
Holidays: _____

m. Will the proposed action produce noise that will exceed existing ambient noise levels during construction, D Yes No operation, or both? If yes:

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

ii. Will the proposed action remove existing natural barrie:s that could act as a noise barrier or screen? ayesaN0
Describe: _____

n. Will the proposed action have outdoor lighting? ☐Yes☐No If yes:

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

E. Will proposed action remove 2:Yistiag natural barriers that could act as 2light 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: _____

possible sources, potential frequency and duration of odor emissions, and roximity to nearest

p. Wilt the proposed ion include any bulk ac.(icn *torage petroleum (combined capacity of ove- gallons) ☐Yes☐No or chernical pf0ductE - 185 gallons in above l ground storage cr any arnount in underground storage? If Yes:

i Volume(s) _____ per unit time _____ (e.g., month, year)
Generally, describe the proposed storage facilities: _____

i. Product(s) to be stored

žži.

q. the proposed acrion (commercial, industrial and recreational projects only) use pesticides (i.e., herbicides, a Yes insecticides) during trnstruction or operation? If Yes:

i. Describe proposed trñazrtent(sj: _____

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)? E] Yes ONO

i. Describe any solid waste(s) to be generated during construction or operation of the facility:
- Construction: _____ tons per _____ (unit of time)
- Operation : _____ tons per _____ (unit of time)

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

Ëooos¿u disposal methods/facilities for solid waste generated on-site:
- Construction: _____
- Operation: _____

If Yes:

iii. cne proposed action include construction or modification of a solid waste management facility?

If Yes: Yes No

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

ii. Anticipated rate of disposal/processing:

_____ Tonsirnonth, if transfer or other non-combustion/thermal treatment, or

_____ Tons/hour, if combustion or thermal treaunent iii. If landfill, anticioated site life:

_____ years

t. Will the proposed ar•..îicn at the site involve the commercial generation, treatment, storage, or disposal of hazardous ayesûNo waste? If Yes:

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

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

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

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

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

If Yes: provide name and location of facility: _____

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

E. Site and Setting of Proposed Action

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

a. Existing land uses.

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

☐ Urban ☐ Industrial ☐ Commercial ☐ Residential (suburban) ☐ Rural (non-farm)
☐ Forest ☐ Agriculture ☐ Aquatic ☐ Other (specify): _____

ii. If mix of uses, generally describe:

_____

_____

b. Land uses and covertypes on the project site.

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

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 aYesûNo day care centers, or group homes) within 1500 feet of the project site?

If Yes,

i. Identify Facilities:

e. Does the project site contain an danÐ ☐Yes☐No

i. Dimensions of the dam and impoundment:

- Dam height: _____ feet o Dam length: _____ feet o Surface area: _____ acres o Volume impounded: _____ gallons OR acre-feet if. Dam's existing h?zard iii. Provide date and summarize results of last inspection:

classification:

f. Has the prcject site used as municipal, commercial or industrial solid waste management facility, DYesûNo or does the project. which is now, or was atone time, used as a solid waste management facility?

Yes:

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

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

If yes, cite sources./documeržration:

Describe any development Qonstraints due to the prior solid waste activities:

iii.

g. Have hazardous wastes been generated, treated and/or disposed of at the site, or does the project site adjoin ☐Yes☐No property which is now or was aL one time usea to commercially treat, store and/or dispose o! hazardous waste? If Yes:

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

al contamination history. Has there been a reported spill at the proposed project site, or have any ☐ Yes ☐ No

h. remedial actions been conducted at or adjacent to the proposed site?
Potential

If Yes .

i. Is any portion site listed cn the NYSDEC Spills Incidents database or Environmental Site Remediation ☐ Yes ☐ No

Remediation database? Check all that apply:

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

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

☐ Neither database

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

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

yes, provide DEC ID number(s): _____

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

aataoase:

ii.

iii.

If

yes,

iv.

_____

_____

Faze

v. LS me project site subject to an institutional control limiting property uses? Y No , Ifyes, DEC number.

o Describe the type of institutional control (e.g., deed restriction or easement): _____

o Describe any use limitations: _____

o Describe any engineering controls:

_____

Will the project affect the institutional or engineering controls in place? ayesaN0 e Explain:

_____

_____

_____

E.2. Natural Resources On or Near Project Site

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

b. Are there bedrock outcroppings on the project site? Yes o

If Yes, what proportion of The site is comprised of bedrock outcroppings? _____ %

c. Predominant tYT(r) present on p site: _____ _____ %

_____ _____ %

_____ _____ %

d. What is the average depth to the water table on the project site?

Average: _____ feet

e. Drainage status of projecc sife soiis:
Drained: % of site
Moderately Well Drained: % of site
Poorly Drained % of site

f. Approximate proportion of proposed ac slie slopes: 0-10%: % of site
10-15%: % of site
15% or greate % 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 _____ Approximate Size _____
- 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. Does other waterbodies (including streams, rivers. nyesnN0 ponds

ii. Do any DYesDNo

If Yes to either iii. Are any of the weLianas or or adjoining project site reguiaLed by argy federal, ayesClN0

staze or local

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

j. Is proÿct ite in the 100-year Floodplain? ☐Yes ☐No

he project site in the 500-year Floodplain? nŸesûNo

k. Is

I. 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: _____

n. Does the project site contain designated significant natural community? ayesaN0

If Yes:

i. Describe the habitat/community (composition, function, and basis for designation): _____

ii. Source(s) of description or evaluation: _____

ii. Source(s) of description or evaluation: iii. Extent of community/habitat:

- Currently: _____ acres • Following completion of project as proposed; _____ acres o 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 NVS as ☐ Yes ☐ No endangered or threatežned, or does it contain any areas identified as habitat for an endangered or threatened species?

If Yes:

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

p. Does the project site contain any species of plant or animal that is listed by NYS as rare, or as a species of YesÛNo special concern?

If Yes:

i. Species and listing:

q. Is the project site or adjoining area currently used for hunting, trapping, fishing or shell fishing? C]YesDNo If yes, give a brief descripû01i of how the proposed action may affect that use: _____

E.3. Designated Public Resources On or Near Project$_{sac}$

a. the project site, or anv nortion or it, ior.e:ed in a designated agricultural district certified O suantto ☐Yes ☐NoAgriculture and ,aw, 25-RA, Section 303 and 304? If Yes, provide county Pius district nameinumber: _____

b. Are agricultural lands consisting of highly productive soils present? ☐Yes ☐No

If Yes: acreage(s) on project site? _____

Source(s) of soil rating(s): _____

i.

11

ii.

c. Does the

project site contain all or part of, or is it substantially contiguous to, a registered National ☐Yes ☐No Natural Landmark'] If Yes:

i Nature of the natural landmark: ☐ Biological Community ☐ Geological Feature
i 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: _____

F. Additional information

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

If you have identified 221; 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

he project site contain, ar is it substantially which is listed on the National or State Register o Office of Parks, Recreation and Historic Preserva

v. Dues contiguous to, a building, archaeological site, or district

Yea No

Register of Historic Places, or that has been

If Yes:

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

ii. Name: _____

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

_____

determined by the Commissioner ofthe NYS Preservation to be eligible for listing on the State Register of Historic Places?

ZArchaeological Site DHistoric Building

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 N-i' State Historic Preservaticn Office (SHPO) archaeologica! site inventory? ☐Yes ☐No

g. Have additional archaeological or historic site(s) or resources been identified on the project site? ÛYesaN0 If Yes:

i. Describe possible resource(s): ii. Basis for identification: e(s): _____

h. Is the project site within fives miles of any officially designated and publicly accessible federal, state, or local aYes ONo scenic or aesthetic resource? If Yes:

i. Identify resource:

_____

ii. Nature of, or basis for, designation (e.g., established highway overlook, state or local park, state historic trail or scenic byway,

_____

iii. Distance between project and resource: _____ miles.

etc.):

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

If Yes:

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

ii- Is the activity cons;stept with development restrictions contained in 6NVCRR Part 666? C)YesÛNo

I

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

Applicant/Sponsor Name Nettie Prusinowski Date 08/02/2021

Signature Nettie Prusinowski Title Planning Board for Town of Watson Chairperson

certify

PRINT

Agency Use Only [Ifapplicable) Full Environmental Assessment Form project ; Part 2 Identification ofPotentialProjectImpacts Date:

Part 2 is tc be completed by agency. Part 2 is designed to help the lead agency inventory all potential resources that could be affected by proposec or action, recognize that the lead agency's reviewer(s) will not necessarily be environmental professionals. So, questions are designed walk a reviewer through the assessment process by providing a series of questions t.hab-s— can be answered using the found In Earl I. To further assist Lhe lead agency in completing Part 2, the form identifies the most relevant quest;.01às Part. I °.needez' to answec the 2 question. When Part 2 is completed, the lead agency will have identified the relevant environmental areas that may be impacted by the proposed activity.

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

Tips for completing Part 2:

- Review of the informafon provided in Part I.
- Review any application, maps, supporting materials and the Full EAF Workbook.
- Answer each of the 13 questions 2.
- If ycu answer "Yes" to a numbered question, please complete all the questions that follow in that section.
- If you answer "Non to numbered question, move on to the next numbered question.
- Check appropriate column to indicate the anticipated size of the impact.
- Proposed projects that would exceed a numeric threshold contained in a question should result in the reviewing agency checking the box "Moderate to large impact may occur."
- The reviewer is not expected to be exoert in environmental analysis.
- If you are not sure or undecided about the size of an impact, it may help to review the sub-questions for the general question and consult the workbook.
- When answering a question consider all components of the proposed activity, that is, the "whole action". Consider the possibility for long-term and cumulative impacts as well as direct impacts. Answer the question In a reasonabke manner considering the scale and context of the roject.

1. Impact on Land

Proposed action mav involve constT'Action on, or physical alteration of, the land surface of the pronosed site. (S?e Part 1. DI) C] YES

I answer ue£ions -i. If move on to Section 2

	Relevant Part Question(s)	No, or small impact ma	Moderate to large impact may occur
a. The proposed acti.7T. or "and where depth to water table is less than 3 feet,	E2å	a	a
b. The proposed acticn may involve construction on slopes of 15% or greater.			
c. The proposed [1]-and where bedrock is exposed, or within 5 feet of grogFà	E2Å		
d. The propogeci action !ney involve the excavation and removal of more than 17000 tons of natural material.	D2a		
e. The proposed acti0ii may illvolve construction that continues for more than one year or in mulLipy.e			
f. The proposed action mav result in increased erosion, whether from physical disturbance or vee,etaúcn removai (incžucing from treatment by herbicides).	D2q		

g. The oronosed action is, be, within Coastal Erosion hazard area.

h. Other

FEAF 201 g

2. Impact on Geological Features The proposed action may result in the modification or destruction of, or inhibit access to, any unique or unusual land forms on the site (e.g., cliffs, dunes, minerals, fossils, caves). (See Part 1. E.2.g) *If "Yes", answer questions a - c. If "No", move on to Section 3.*	☑ NO	☐ YES

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. Identify the specific land form(s) attached: _____	E2g	☐	☐
b. The proposed action may affect or is adjacent to a geological feature listed as a registered National Natural Landmark. Specific feature: _____	E3c	☐	☐
c. Other impacts: _____		☐	☐

3. Impacts on Surface Water The proposed action may affect one or more wetlands or other surface water bodies (e.g., streams, rivers, ponds or lakes). (See Part 1. D.2, E.2.h) *If "Yes", answer questions a - l. If "No", move on to Section 4.*	☑ NO	☐ YES

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may create a new water body.	D2b, D1h	☐	☐
b. The proposed action may result in an increase or decrease of over 10% or more than a 10 acre increase or decrease in the surface area of any body of water.	D2b	☐	☐
c. The proposed action may involve dredging more than 100 cubic yards of material from a wetland or water body.	D2a	☐	☐
d. The proposed action may involve construction within or adjoining a freshwater or tidal wetland, or in the bed or banks of any other water body.	E2h	☐	☐
e. The proposed action may create turbidity in a waterbody, either from upland erosion, runoff or by disturbing bottom sediments.	D2a, D2h	☐	☐
f. The proposed action may include construction of one or more intake(s) for withdrawal of water from surface water.	D2c	☐	☐
g. The proposed action may include construction of one or more outfall(s) for discharge of wastewater to surface water(s).	D2d	☐	☐
h. The proposed action may cause soil erosion, or otherwise create a source of stormwater discharge that may lead to siltation or other degradation of receiving water bodies.	D2e	☐	☐
i. The proposed action may affect the water quality of any water bodies within or downstream of the site of the proposed action.	E2h	☐	☐
j. The proposed action may involve the application of pesticides or herbicides in or around any water body.	D2q, E2h	☐	☐
k. The proposed action may require the construction of new, or expansion of existing, wastewater treatment facilities.	D1a, D2d	☐	☐

l. Other impacts:			

4. Impact on

The vropossd . or additional use of ground water, or a YES may nave the ceiitaminants to ground water or an aquifer.

(see 4, e., :AZ, „u.2.e:: J.Ž.q, D.2.t)

If "Yes", qwr-:. [ions - h. "No i move on to Section 5.

	Relevant Part Question(s)	No, or small impact may ma occur	Moderate to large impact occur
a. The, prnosee • 01' Ež2že demand D2c on exceed sale and suszainabie D2c withdrawal Cilœ			
C. The '3sidencial uses in areas without water and sewer services. t:ter discharged to groundwater.D2d, £21			
e. The proposed action may :esult in the consà-uction of water suep:y wells in locations Elf, where groundwater is, or is ,susžycied to be, contaminated. Elh			
f. The proposed action may bulk storage of petroleum or chemical products D2p, E2i over ground water aquifer.			
g. The 'Troposed action may involve the commercial application of pesticides within 100 E?h, D2q, feet of potable drinking water or irrigation sources. E ,D2c			

h. Other impacts:

5. Impact on Flooding
The proposed action may result in development on lands subject to flooding. (See Part 1. E.2)
If "Yes", answer questions a - g. If "No", move on to Section 6.

☑ NO ☐ YES

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may result in development in a designated floodway.	E2i	☐	☐
b. The proposed action may result in development within a 100 year floodplain.	E2j	☐	☐
c. The proposed action may result in development within a 500 year floodplain.	E2k	☐	☐
d. The proposed action may result in, or require, modification of existing drainage patterns.	D2b, D2e	☐	☐
e. The proposed action may change flood water flows that contribute to flooding.	D2b, E2i, E2j, E2k	☐	☐
f. If there is a dam located on the site of the proposed action, is the dam in need of repair, or upgrade?	E1e	☐	☐

of

E. Viner ž:rŽpacts:

6. Impacts cn

The may llžcluue state regulated air emission source.
(See Part 1. D.2.f., D.Ž.h, D.2.g)

S

I "Yes", answer ottestions• a "1Vo", move on to Section 7.

	Relevant Part I Question(s)	No, or small impact ma occur	Moderate to large impact may occur
a. If the air y.•ert-žits, the action may greenhouse gases or above the following 2!so emit one ormore levels: tansiyeaž- of carbon dioxide (C02) i. More than 1000 tons/year of carbon dioxide (CO_2) ii. More than 3.5 tons/year of nitrous oxide (N_2O) iii. More than 1000 tons/year of carbon equivalent of perfluo equiva!ent of iv. More than .045 tons/year of sulfur hexafluoride (SF_6) v. More than 1000 tons/year of carbon dioxide equivalent of hydrochlorofloure arbons (HFCs) emissions vi. 43 tons/year or more of methane perfiuorocarbons (PFCs)	D2g D2g D2g b2g P2g	☐	☐
b. The proposed action may generate 10 tons/year or more of any one designated hazardous air pollutant, or 25 tons/year or more of any combination of such hazardous air pollutants.	t)2g		
c. The proposed action may require a state air registration, or may produce an emissions rate of total contaminants that may exceed 5 lbs. per hour, or may include a heat source capable of producing more than 10 million BTU's per hour.	P2f, D2g		
d. The proposed action may reach 50% of any of the thresholds in "a" through "c", above.	D2g		
e. The proposed action may result the combustion or thermal treatment of more than I ton of refuse per hour.	D2s		
f. Other impacts:			

7. Irnpaet on Plants and Animals

dN0 DYES

The proposed action may result in a loss of flora or fauna. (See Part 1. E.2. m.-q.) I "Yes", answer questions a - . I "No" move on to Section g.

	Relevant Part I Question(s)	No, or small impact ma occur	Moderate to large impact may occur
a. The proposed action may cause reduction population or loss of individuals of any threatened or endangered species, as jis¿eå by New York State or the Federal government, that use the site, or are found on, over, or near the site.	E20		
b. The proposed action may result in a reduction or degradation of any habitat used by any rare, threatened or endar.gered species, as listed by New York State or the federal overnment„	EZo		

c. The proposed action may cause reduc[ion in population, or loss of individuals, of any species of special concefñ conservation need, as lisled by New York State or the Federal government, that sit[e]; arz found on, overz or near the site.	E2p		
d. The proposed action may result in a reduction or degradation of any habitat used by any species of special concern and conservation need, as listed by New York State o: the Federal governrr:eo.t	E2p		

cf

e. The proposed action dir.ùžish capac:ty of a registered National Natural E3c Landmark to support community it was established to rotect.

f. The proposed action may resulL in removal of, or ground disturbance in, any E2n portion of a designated community. Source:

g. The pronosed action Yith nestinq!hreeding, foraging, or E2m over-willœriílg Lhe sgcc:es occupy or use The project site.

h. The grassland or any other reelonaliy or iocally in-nortant habitat.
(Jf than 10 acres of forest, Elb

i. Proposed action projec:s, only) involves use cf DŽq

j. CLL.,

[i] lesources. (See Part 1. E3a. . . and b.) dN0 'Lne p:oposea

, Lection 9.

Part Question(s)	Relevant impact may occur	No, or sn•aaål ma. occur	Moderate to large impact
a. The through 4 of the E2c, ,E3b			
b. The v: to agricultural (inclu.iLL • ažcàard, etc).			
c. The or of the soil profile of E3b			

d. The oroposed action may irreversibly converf agricultural lanci to non-agricultural ElbÆ3a uses, either more than 2.5 acres if located in an Agricultural District, or more than 10 aczes if not within Distłt.

e. The proposed action ca installatŽon of an agricultural land a, Elb ement sys:-em.

f. The proposed action may result, directly or indirectly, in increased development 03, oteŽEiai or ressure on farmland. D2c,[J] D2d

g. The proposed project is not consistent with the adopted municipal Fannland C2c Protection Plan.

h. Other irnpacts:

of

9. Impact on Aesthetic Resources The land use of the proposed action are obviously different from, or are in sharp contrast to, current land use patterns between the proposed project and a scenic or aesthetic resource. (Part 1. E.I.a, E.I.b, E.3.h.) If "Yes" answer Questions a - If "No", o to Section 10.			DYES
	Relevant Part Question(s)	No, or small impact ma occur	Moderate to large impact may occur
a. action may be visible from any oi Proposed arg cilicia".y designated aesthetic resource. federal, state, or local scenic or aesthetic	E3h	a	
b. The proposed action may resuli in Liae oLs¿ruction, elimination or significani screenin g of one or more desigž%ted scenic views.	E3h, C2b		
c. The i. Seasonally (e.g., ii. Year round from accessible vantage points: by summer žollage, buL visible during other seasons)	E,3h	☐	☐
d. The si£ffltior or in which viewers are engaged wh?e viewing the proposed action is: i. Routine travel by residents, including travel to and f ii. Recreational or tourism based activities •work	E3h E2q, Elc		
e. The prooosed and tion may cause a diminishment o acûon of the enjoyment the designated aesthetic resource. aoprecifliticrž 01			
f. There are similar projects visible within the :oiiowiržg distance of the proposed project: 0-1/2 mile ½-3 mile 3-5 mile 5+ mile	Dla, Ela, Dif, Dig		

g. i:nDacts:			

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

Of

d. Other impacts:			
If any of the above a-d are answered "Moderateto large impact may e• occur", continue with the following questions to help support conclusions in Part 3: i. The proposed action may result in the destruction or alteration of all or part of the site or property. ii. The proposed action may result in the alteration of the p:opžfflJ's setting or integrity. iii. The proposed action may result in the introduction of elemen:s which are out of character with the site or property, or may alter its setting.	E3e, E3g, E3f E3e, E3f, E3g, Ela, Elb E3f, E3g, E3h,	☐	☐

11. Impact cn Opeli Space

The nroposed action may result in a loss of recreational opportunities or a reduction an open snace :esource as designated in any adopted municipal open space plan.

(See Part i. C.Ž.c, E. l.c., E.z.q.)

If"Yes": o to Section 12

Question(s)	Relevant ?art impact may occur	No, or Moderate to impact ma occur
a. The pro cf or "ecosystem services", including but not limited to stormwater storage,	D2e, Elb erec, E2h, E20, E2il,	
b. The u: future recreational resource.	C Elc, C2c, E2	
C. The with [esc	cÅ, C2c	
d. The proposed action loss oj used informally by the	C2è, Fic comma'! !i	

12.

GíN() El

within or adiacent to a critical YES

go SecLiûZJ 13.

Question(s)	Relevant NC, or Moderate small to large impact may ma occur
a. The proposed action may result the quantity of resource or E3 characteristic which was the bas:s lor Of Žhe CEA„	
b. The proposed action :esult z. in the quality of the resource or E34 characteristic which was basis designation of the CEA.	
c. Other impacts:	

13. Impact on Transportation

The proposed action may result in a change to existing transportation systems. (See Part 1. D.2.j)

I "Yes", answer uestionsa - . I "No", o to Section 14

	Relevant Part I Question(s)	No, or impact ma occur	Moderate to large impact may occur
a. Pro;ected traffic increase may exceed capacity of existing road neÃvork.	D2j		
b. The proposed action may result in the construction of paved parking area for 500 or more	D2j		
c. The oroposed action wili aegrade existing transit access.	D2j		
d. The proposed action will degrade existing pedestrian c: bicycle accommodations.	D2j		
e.The proT'osed pction alter the present pattern of movement of people or goods.	D2j		
f. Other impacts:			

of

14. Impact on Energy
The proposed action may cause an increase in the use of any form of energy. (See Part 1. D.2.k) ☑ NO ☐ YES
If "Yes", answer questions a - e. If "No", go to Section 15.

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

15. Impact on Noise, Odor, and Light
The proposed action may result in an increase in noise, odors, or outdoor lighting. (See Part 1. D.2.m., n., and o.) ☑ NO ☐ YES
If "Yes", answer questions a - f. If "No", go to Section 16.

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

of

16. Impact on Human Health
The proposed action may have an impact on human health from exposure to new or existing sources of contaminants. (See Part 1.D.2.q., E.1. d. f. g. and h.)
If "Yes", answer questions a - m. If "No", go to Section 17.

☑ NO ☐ YES

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

d. The proposed action may result in light shining onto adjoining properties.	D2n		
e. The proposed action may result in lighting creating sky-glow brighter than existing area conditions.	D2n, Ela		
f. Other impacts: _____ _____			

of

17. Consistency with Community Plans The proposed action is not consistent with adopted land use plans. (See Part 1. C.1, C.2. and C.3.) *If "Yes", answer questions a - h. If "No", go to Section 18.*	☑ NO	☐ YES

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action's land use components may be different from, or in sharp contrast to, current surrounding land use pattern(s).	C2, C3, D1a E1a, E1b	☐	☐
b. The proposed action will cause the permanent population of the city, town or village in which the project is located to grow by more than 5%.	C2	☐	☐
c. The proposed action is inconsistent with local land use plans or zoning regulations.	C2, C2, C3	☐	☐
d. The proposed action is inconsistent with any County plans, or other regional land use plans.	C2, C2	☐	☐
e. The proposed action may cause a change in the density of development that is not supported by existing infrastructure or is distant from existing infrastructure.	C3, D1c, D1d, D1f, D1d, E1b	☐	☐
f. The proposed action is located in an area characterized by low density development that will require new or expanded public infrastructure.	C4, D2c, D2d D2j	☐	☐
g. The proposed action may induce secondary development impacts (e.g., residential or commercial development not included in the proposed action)	C2a	☐	☐
h. Other: _____		☐	☐

Consistency with Community Character
The proposed project is inconsistent with the existi
(See Part 1. C.2, C.3, D.2, E.3)
If "Yes", answer questions a - g. If "No", proceed

18.

the existing community character.

to Part 3.

	Relevant Part I Question(s)	No, or small impact ma occur	Moderate to large impact may occur
a. The proposed action may replace or e ..l'istin•? facilities. of historic importance to the commun gtructures, or areas The proposed action may create a den	E3e, E3f, E3g		
b. The proposed action may additional community schools, police and fire) services (e.g.			
c The proposed action may d or low-income housing in an area there is a shortage of such Where	C2, C3, D1f D1g, E1a		
d. The proposed action may the use or enjoyment of officially recognized propcssz or deig."	02, E?		
e. The proposed action is inc dominant architectural scale and character.	02, cj		

f. Proposeci

action is inconsi

g Other impacts:

ter of the existing naural landscape.

Elb , F.Zh		

PRINT FULL FORM

Agency Use Only
LIfAppficabIel

èroject.

Fz¿ll EnvironmentalAssessment Form

Part 3 - Evaluation of the Magnitude and Importance ofPro*ct Impacts and Determination ofSignificance

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

Based on the analysis in Part 3, the lead agency must decide whether to require an environmental impact statement to further assess the proposed action or whether available info=nation is sufficient for the lead agency to conclude that the proposed action will not have a significauL advek•se environmental impact. By completing the ceťúîicaiion on next page, the lead agency can complete its determination of significa.lce.

Reasons Supporting This Determination: To complete this secti01ž: ● icienúfy Lhe impact Lased on 1 e P a r . t 2 i•esgonses and deseribe its magnitude. Magnitude considers factors such as severity, size or extent ot an impact.

- ● Assess the importace of the impact- Importance relaes to the geographic scope, duratiOn, probability of the impact occurring, number of people affected by the impact and any additional environmental consequences if the impact were to occar.

  The assessmertt should take into consideration any design element or project changes.

  Repeat this 2 wåere the has been identified as potentially moderate to large or where there is need to e element of the proposed action will not, or may, result in a significant adverse

Provide •ú:e ne imnact may, or will not, result in a significant adverse environmental impact

For Conditional Negative Declarations identify the specific condition(s) imposed that will modify the proposed t no significant adverse environmental action so that Attach additional sheets, as needed. impacts will resuii.

J etermination of Sigrufficance Type Il and Unlisted Actions

SEQR status: ☑ Type 1 Unlisted

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

FEAF 2019

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

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

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

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

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

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

Name Actlou:

Name of Leaa Agency:

Name of F.esponslåž Officer in Lead Agency:

Title of Responsible Officer.

Signature of kespcnsi!fie Officer in Lead A. genr.y: Date:

Signau:e of Preparer (if different from Responsible Officer) Date:

For Further Information:

Contact

Address:

Telephone Number:

E-mail.

For Type Acúcas and Conditioned Negative Declažziicns, copy cf this Notice is sent to:

Chief Ryecvtive Officer ot cre suÙ0! in which the action will be principally located (e.g., Town / City / Village of)

Other involved agencies (if any; Applicant (if any)

EnvironrnentÞI Noticeñtty://yww.dec.ny.gov/enb/enb.htrnl

PRINT FULL FORM

LEWIS COUNTY PLANNING BOARD
LEWIS COUNTY COURT HOUSE
7660 NORTH STATE STREET; LOWVILLE, NY 13367
PHONE: (315) 376-5422 FAX: (315) 377-3137

GENERAL MUNICIPAL REFERRAL FORM

Requiredpunuczi io General Municipal Law Article 12B, Sections 239-1 and 239-m

Date 08/24/2021

1. Municipality (check appropriate box):

☐Town of Watson _____ Village of _____

2 Referúg bcd•y (check appropriate box):

@tTownNillage Board DZoning Board ofAppeals Planning Board

3. Name, title adüess of official to whom our recommendation is to be mailed:

NettiePrus:nowski-Chairperson for Tovvn of Watson Planning Board

6971 Number Four Road Lowville, New York 13367

4. Applicant's Name: Town of Watson

Address: 6971 Number Four Road

Lowville, New York 13367

Phone: (315) 221 - 1705

5. Local project identification number (if applicable): N/A

6. Type of Referral (check each appropriate line):

_____ Area Variance
_____ Use Variance
_____ Special Permit
_____ Site Plan Review
x Zoning Text Amendment(s)
_____ Zoning Map Amendment
_____ Other (specify): _____

7.

Location re;aż to referral

Location of real property pertaining to referral (fill out completely):

Frontage Road Name: Entire Town of Watson

B. Nearest Intersecting Road:

Name: _____ Direction: _____ Distance: _____

Tax Map Parcel: Map _____ Block _____ Lot _____

Dimensions/Area of Property: _____

_____

Existing Zoning District: _____

_____

A.

C.

D.

F.

- 01 proposed action: Adoption of proposed local law regulating solar energy systems in the Town of Watson.

9. Enclosures: (please check {hai apply)

* Sketch of proposal drawn to scale depicting existing and proposed buildings, proposed entrance/exit, internal traffic circulation pattern, designated parking areas, and north arrow.

* Locafon map(s), (topographic map, real property tax map)

* SEQR Environmental Assessment Form (BAF)

Existing Area Zoning x

Agricultural Data St2.+-žne11t Copies

oftey.ti-yal emendments

Other (snecify): _____

* Mandatory for all referrals

10. Other involved agencies (i.e., otaer agencies having permitting authority) — (Please check all that apply)

NYS Department of Environmental Conservation

_____ NYS Department of Health

_____ NYS Department of Transp ofTransportation

Lavns; Soil and Water Consenyation Disfrict

Adirondack Park Agency

Other(s): _____

_____

11. Is this parcel in an Agricultural District? YES (yes or no)

AgTicÐitnraÀ Data Statement needs to be completed and submitted with all applications for a Specie-I Use Permit, Site Plan Approval or Use Variance Approval for projects occurring on property within an Agricultural District containing a farm operation, or on property with boundaries within 250 feet of a farm operation located in an Agricultural District. Please complete and submit the attached Agricultural Data Statement, if applicable.

official completing this form: Nettie Prusinowski

) 221 - 1705

If yes, then

Data

Name cfTa0?.iÄ Address:

Phone: "(315

Send completed form and enclosures *(no later than 12 days before the next County* Planning Board meeting —Y[d] *of each month)* to:

LEWIS COUNTY PLANNING BOARD
c/o LEWIS COUNTY PLANNING DEPARTMENT
7660 NORTH STATE STREET; COURT HOUSE
LOWVILLE, NY 13367

Thursday

OFFICß USE ONLY:

Dae Received: _____

Reviewed By: _____

AGRICULTURAL DATA STATLIVENT

This statement 'o -be, submitted with all a,Çications requir:d for a Special Use Permit, Site Plan Approval or use Vanaace Approval ibr projects occurring on property within an Agriculnn-al District c.ontúi?žz a fann operation, or on property with boundaries within 250 feet of a farm operation ocated in an Agricultural District. (Ref. Town Law 283-a)

1. Applicant' s Name: Town of Watson Planning Board

Address: 097 i Number Four Road, Lowville New York 13367

Phone: (315 376 3627

2. Description of proposed project: Adoption of proposed local law regulating solar energy systems in the Town of Watson.

3. List names acž&esses cf farming operations * within 250 feet 9fthe proposed project: (attach :2ddi[9] zY21 cheet if necessary,

1.

2.

3

4. Written description of exact location of proposed project: Please attach a tax map or clearly drawn map showing the Date Statement: :zropcsed project relative to all operations identified in

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Farming operations, as defined by means the land used in agricultu residential buildings.

NYS Agricu[1]ture end Marl<ets Law, Article 25-AA, iz zz- icultural production, farm buildings, equipments and farm