

VILLAGE OF SCOTIA BOARD OF TRUSTEES

Resolution Issuing Negative Declaration for Village of Scotia Fire Station Project

WHEREAS, before the Board of Trustees of the Village of Scotia (the “Board”) is a proposed project, sponsored by the Village of Scotia, to construct a new fire station with various site improvements, including the alienation and dedication of parkland, and the renovation of the existing Village Hall facility (the “Action” or “Project”); and

WHEREAS, the Board hereby declares itself to be the Lead Agency pursuant to the State Environmental Quality Review Act (“SEQRA”); and

WHEREAS, the Board has determined that the Action is an unlisted action under SEQRA, and has determined to undertake a coordinated review; and

WHEREAS, after due diligence, the Board has determined that it is the only involved agency for the Action, as it is the only agency with a discretionary approval for the Project; and

WHEREAS, the Board has duly considered the Action, the full Environmental Assessment Form, the criteria for determining significance set forth in 6 N.Y.C.R.R. § 617.7(c), the draft Negative Declaration, and such other information deemed appropriate; and

WHEREAS, the Board has identified the relevant areas of environmental concern, has taken a hard look at these areas, and has made a reasoned elaboration of the basis for its determination;

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of the Village of Scotia that:

1. Based upon a thorough review and examination of the known facts relating to the Action and its careful review of all potentially adverse environmental impacts, and the entire record and proceedings relating to the Action, the Board finds that the Action will not have a significant adverse impact on the environment and that a draft environmental impact statement will not be prepared.

2. The attached negative declaration, incorporated herein by reference, is issued and adopted for the reasons stated in the attached negative declaration.

3. The Mayor and/or Village of Scotia personnel or counsel are hereby authorized and directed to distribute copies of the resolution as necessary.

4. This resolution is effective immediately.

PASSED AND ADOPTED this 11th day of March, 2020 by the Board of Trustees of the Village of Scotia.

NEGATIVE DECLARATION
Determination of Non-Significance

Lead Agency: Village of Scotia Board of Trustees

Date: March 11, 2020

This notice is issued pursuant to Part 617 of the implementing regulations pertaining to Article 8 (State Environmental Quality Review Act) of the Environmental Conservation Law.

The Board of Trustees of the Village of Scotia (the “Board”), as Lead Agency, has reviewed the proposed project (“Action” or “Project”) and determined that it will not have a significant adverse environmental impact and that a Draft Environmental Impact Statement will not be prepared.

Name of Action: Village of Scotia Fire Station Project.

Location of Project Site: 14 Mohawk Avenue (the Northeast intersection of Mohawk and Collins Streets), Village of Scotia, New York; *see* map attached to the Full Environmental Assessment Form, Part 1.

SEQRA Status: Unlisted; coordinated review.

Description of Action: The Project involves the construction and eventual operation of a new 14,000 +/- SF fire station with 5 apparatus bays, firematic rooms, offices, training and staff quarters. Site improvements include apparatus apron to Collins Street along with staff parking areas, a memorial, and pedestrian sidewalks. Also included in the Project is the renovation of the existing Village Hall facility to accommodate Village and Police program. While the renovations to the existing Village Hall may be deemed a Type II action on their own, the Board has determined to evaluate this as part of the Action, given that it is connected to the construction of the new fire station. The Project also includes alienation of approximately 0.7 acres of parkland to allow for the construction and operation of the fire station and the dedication of an additional approximately 1.02 acres of parkland.

Reasons Supporting this Determination:

The Board has identified the relevant areas of environmental concern and has taken a hard look at each of the identified areas as required by the State Environmental Quality Review Act (“SEQRA”). The Board compared the Action with the criteria for determining significance identified in 6 NYCRR § 617.7(c)(1) and in accordance with 6 NYCRR § 617.7(c)(2) and (3). The Board has completed parts 2 and 3 of the full EAF. As indicated below in the discussion of each criterion specified in 6 NYCRR § 617.7(c)(1), the action will not have a significant adverse impact on the environment.

(i) a substantial adverse change in existing air quality, ground or surface water quality or quantity, traffic or noise levels; a substantial increase in solid waste production; a substantial increase in potential for erosion, flooding, leaching or drainage problems;

The Project will not result in a substantial adverse change in existing air quality, ground or surface water quality or quantity, traffic or noise levels. Nor will there be a substantial increase in solid waste production or the potential for erosion, flooding, leaching, or drainage problems.

a. Traffic Impacts

The Project will not result in a significant adverse change in traffic levels. There will be an increase in traffic to the area as the result of construction of the fire station, including employee traffic, visitor traffic, and use of fire engines. However, such increase will not be significant. In addition, the Project was designed to ensure the ingress/egress to and from the site is not located on Mohawk Avenue, which is the more heavily used roadway adjoining the site. The curb cut will be made onto Collins Street, which is less trafficked and allows vehicles and trucks entering and exiting the site to utilize the existing intersection and stop sign to navigate onto Mohawk Avenue. In addition, the new fire station does not result in an increase in the fire truck traffic, as the fire station relocates the existing use that is currently operating less than 0.5 miles away from the proposed site.

b. Noise Impacts

The Project will not result in a significant adverse change in noise levels. The area proposed for construction of the new fire station is commercial in nature, which is consistent with the proposed use and the ambient noise levels. While there will be an increase in noise from the Project site due to the construction and operation of the fire station, it will not be significant. There is no siren proposed for the Project, nor will fire trucks turn on their sirens in the vicinity of the Project site. Moreover, this is merely a relocation of the existing use currently operating less than 0.5 miles away. It is also recognized that the sounds of fire trucks driving from the Project site to a call during nighttime hours may create an additional noise impact. However, the Board determines that this impact will not be significant. With respect to the construction and the renovation of the existing Village Hall, it is anticipated that there may be noise impacts from the construction. However, those will be limited to daytime hours, will be temporary, and will not be significant.

b. Air Quality Impacts

The Project will not result in any significant adverse air quality impacts. The contemplated end uses are not expected to have any emissions other than those that are typically associated with hearing operations and other commercial uses in the area. With respect to the renovation of the Village Hall, an asbestos survey will be required, and any asbestos will be abated as required under applicable regulations, under the direction of NYSDOL and/or USEPA. The potential for construction related air quality impacts will not be significant.

c. **Wetland Impacts**

There will be no impact to wetlands. While Collins Park does have certain areas that contain wetlands, as indicated on the EAF part 1, the proposed Project site that will be alienated for new construction does not. Nor will any other aspects of the Action involve any adverse impact or disturbance to wetlands.

d. **Erosion, Flooding and Drainage Impacts**

There will be no significant adverse impacts resulting from erosion, flooding, or stormwater drainage. With respect to construction of the new fire station, the area to be disturbed will be less than one acre. The size of the area to be disturbed during construction will not create a significant erosion issue. Construction will not be phased; thus, there will not be disturbed areas left unstabilized for a long period of time. While the Project will involve the creation of additional impervious surfaces as part of the building and parking area construction, the size will not be significant and is expected to be approximately 0.65 acres. In addition, the fire station will use existing parking in an effort to avoid creating additional impervious surfaces that are unnecessary. The drainage from the impervious surfaces will be appropriately handled and managed. [INSERT DESCRIPTION OF STORMWATER DRAINAGE FROM THE SITE HERE]. While Collins Park has certain areas that are located within the 100-year Floodplain and the 500-year Floodplain, the Project site is not. The dedication of additional parkland and the renovation of the existing Village Hall will likewise not result in any such significant impacts.

e. **Solid Waste Production**

It is expected that additional solid waste will be produced as the result of the Action. This will include construction and demolition waste in connection with the construction of the fire station and the renovation of the existing Village Hall. Any such waste will be disposed of properly in accordance with all applicable federal and state statutes and regulations. This impact will not be significant and will be temporary. With respect to operations, the fire station and the Village Hall will produce solid waste in the form of wastewater to the sanitary sewer and regular waste generation consistent with the anticipated uses of the buildings. As noted in the EAF, existing sewer capacity is available to manage the wastewater and such amount anticipated is not significant. With respect to regular municipal waste generated from the proposed uses, it will be collected and disposed in accordance with applicable law and will not be significant. Dedication of additional parkland will not result in any significant impacts related to solid waste production.

(ii) the removal or destruction of large quantities of vegetation or fauna; substantial interference with the movement of any resident or migratory fish or wildlife species; impacts on a significant habitat area; substantial adverse impacts on a threatened or endangered species of animal or plant, or the habitat of such a species; or other significant adverse impacts to natural resources;

The Action will not result in the removal or destruction of large quantities of vegetation or fauna. The Project site for construction of the fire station is limited to 0.7 acres. This site consists of grass or brush vegetation, with some existing trees. Of the 0.7 acres, impervious surfaces are expected to be constructed on approximately 0.65 acres. While this percentage of conversion of the Project site may indicate significance, the Board determines as follows: The Project site was limited to 0.7 acres to limit the amount of parkland alienation that would be required. Thus, while it would not be appropriate to compare the 0.65 acres to the entire land area of Collins Park, it is necessary to evaluate the mitigation choices that the Village made in selecting the Project site as part of the proposal. Thus, it would be more realistic to compare the 0.65 acres to area surrounding the 0.7-acre site, including the areas left undisturbed by the Project. Further, the Action includes dedication of more than an acre of additional parkland, representing a preservation of this type of vegetation. In addition, the types of vegetation on the Project site do not include endangered or threatened species, nor does it consist of rare plants.

The Project will not interfere with the movement of any resident or migratory fish or wildlife species, nor will there be any significant adverse impact on habitat area. As noted above, there are no threatened or endangered plants located on the Project site. The EAF mapper does note that Bald Eagles to be in the proximity of the Village, but upon review of the site, no nesting or signs of Bald Eagles were observed. Given the relatively limited size of the Project site, the surrounding commercial land uses, and existing traffic and roadways, there will be no significant adverse impact to any Bald Eagle habitat or any other significant adverse impacts to natural resources.

(iii) the impairment of the environmental characteristics of a Critical Environmental Area as designated pursuant to subdivision 617.14(g) of this Part;

There is no Critical Environmental Area within the Village of Scotia, thus there will be no significant adverse impacts. The Project will have no impact on the Town of Rotterdam Aquifer Area Overlay Zone, which was designated as Critical Environmental Area.

(iv) the creation of a material conflict with a community's current plans or goals as officially approved or adopted;

There will be no material conflict with the Village's current plans or goals as officially approved or adopted. The Project site for the fire station construction is located in the SR-5 zoning district, which permits a government service building by special use permit. Thus, this use is a permitted use, has been previously determined by the Board of Trustees, the local legislative body, that such a use is consistent with the Comprehensive Plan and the surrounding neighborhood. While the Project site is located at the edge of Collins Park, and use as a park is inconsistent with the use of the areas for a fire station, the Village will be required to seek legislative approval. Moreover, more than an acre of additional parkland will be dedicated as part of the Action. The Board finds that alienation of parkland for the fire station is not in material conflict with the community's plans or goals.

(v) the impairment of the character or quality of important historical, archeological, architectural, or aesthetic resources or of existing community or neighborhood character;

The Action will not result in the impairment of the character or quality of important historical, archeological, architectural, or aesthetic resources. The size and scale of the Action will not create any significant adverse impacts. The Abraham Glen House, currently used as the Village library, is located adjacent to the Project site. In 2004, it was listed on the National Register of Historic Places. The Board finds that the construction of the new fire station will not impair the character or quality of the Abraham Glen House, which has already been successfully repurposed for a government service use. The proposed fire station will use the existing curb cut on to Collins Street and will use the existing parking area. Green space and vegetative buffering will be maintained separating the uses.

The Action will not impair the existing community or neighborhood character. As noted above, the fire station is a specially permitted use in the SR-5 zoning district. In addition, across from Mohawk Avenue and Collins Street is the GB zoning district, which currently houses commercial uses nearby, including a service station. Thus, the fire station will not have a significant adverse impact on community or neighborhood character. It will be consistent with it.

(vi) a major change in the use of either the quantity or type of energy;

There will not be a major change in use of either the quantity or type of energy. With respect to the fire station, there will be an additional use of energy at the site consistent with the proposed use, but it will not be significant. Nor will the renovation of the Village Hall result in a major change in the use of energy. The additional parkland dedication will likewise not have any significant adverse impacts.

(vii) the creation of a hazard to human health;

There will be no such impacts. In fact, the construction of the new fire station will allow for the provision of essential government services, designed to protect the health and safety of the community.

(viii) a substantial change in the use, or intensity of use, of land including agricultural, open space or recreational resources, or in its capacity to support existing uses;

As noted above, the Action includes a change in the use of open space and recreational resources. The Project site requires alienation of 0.7 acres of Collins Park. However, this amount has been reduced to alienate the least amount of parkland possible. The Board determines this amount not to be significant. In addition, the Action includes the dedication of an acre of additional parkland. This change is determined by the Board not to be substantial.

The Project site is not located within an agricultural district, nor are there agricultural uses in the area.

(ix) the encouraging or attracting of a large number of people to a place or places for more than a few days, compared to the number of people who would come to such place absent the action;

There will be no such impacts. The number of people attracted to the fire station and renovated Village Hall will not be large and will be consistent with their uses. The additional dedication of parkland will not result in a significant number of people coming to the area for more than a few days.

(x) the creation of a material demand for other actions that would result in one of the above consequences;

There will be no such impacts.

(xi) changes in two or more elements of the environment, no one of which has a significant impact on the environment, but when considered together result in a substantial adverse impact on the environment; or

There will be no such impacts.

(xii) two or more related actions undertaken, funded or approved by an agency, none of which has or would have a significant impact on the environment, but when considered cumulatively would meet one or more of the criteria in this subdivision.

There will be no such impacts. The Board specifically considered all components of the Action together to ensure that the entirety of impacts were reviewed.

For Further Information:

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