Yates County Planning Board Referral Form

Referral # County Use Only 2016-37

Date Received 08/04/2016

Revised 1/2014

Municipality and Referring Agency Town of Starkey

Project Address 4626 SR 14, Dundee, NY Project Tax Map # 114.02-1-13

Zoning District R1

Applicant (**Name & MAILING**) OSM Off-Shore Marine & Construction, Inc.
4626 SR 14, Dundee, NY 14837 Email dockbuilders@frontiernet.net

Property Owner (**Name & MAILING**) Mark Schenck and Kimberly Crawford
4626 SR 14, Dundee, NY 14837 Email dockbuilders@frontiernet.net

Reason for Referral (Prox. to Cty Rd., State Rd., Muni Boundary, etc.)

Application Type

- Area Variance ☐
- Use Variance ☐
- Special Use Permit ☒
- Site Plan ☐
- Subdivision ☐
- Text Amendment ☐
- Map Amendment ☐
- Other ☐

Project Description

add a 40'w x 80'L storage building with a 20'w x 80'L Lean-To off the westside of proposed building. The new building will be added to an existing 40'w x 80'L storage bldg.

Supporting Documents Required (IF N/A, include explanation)

- Municipal Application ☑
- Tax Map or Plat ☑
- SEQR ☑
- Site Plan * ☑
- Variance Criteria ** ☐
- Subdivision Plat ☐ For Subdivision Referrals Only
- Other ☐

*If Site Plan Review, Site Plan **MUST** be detailed and meet the municipal requirements.

All Variance referrals (Area/Use) **MUST include detailed justifications associated with reason/s for appeal.

Certification: *With the following signature I certify that this application provides a complete description of the proposed local action and is a complete application pursuant to NYS General Municipal Law Article 12b, Section 239-m, part c.*

[signature], Referring Official

Provision of required information is the responsibility of the referring agency. Failure to provide such information may result in a significant delay in processing.

Submit To: **Yates County Planning Department, Sbonshak@yatescounty.org or 417 Liberty St. Suite 1093, Penn Yan, NY 14527**

Town Of Starkey

APPLICATION FOR USE PERMIT

Application fee: $50.00

Permit NO. 2016-PB-18

Name: OSM Off-Shore Marine & Construction, Inc Date: 8-2-16

Address: 4626 State Rt. 14

PO Box:

Phone Number: 607-243-8496 City: Dundee State: NY

Zip Code: 14837 Zoning district: Starkey

E-Mail Address: dockbuilders@frontiernet.net

TO ZONING OFFICER:

Under the provisions of the Starkey Zoning Ordinance, I (We) Kim Crawford and Mark Schenck Residing at 4626 Ste Rte., Dundee, NY 14837 hereby apply for a use permit for a use described in the Zoning schedule of use controls as:

( ) Permitted Principal ( ) Subdivision

( ) Permitted Accessory

(✓) Special use

The property at which the use hereafter specified will be conducted is located at 4626 Ste. Rte 14 Dundee, NY 14837.

In a district designated as R1
(A-1, R-1, R-2, R-R, C-1, M-1, L-C)

The specific use (s) is (are) as follows:
To add a 40'W x 80'L storage building with a 20'W x 80'L Lean-To off of the westside of the proposed building. This building will be connected to an existing 40'W x 80'L building

Accepted Date: 8-2-16

Zoning & Building Officer

Applicant Signature

OSM Off-Shore Marine & Construction, Inc.
4626 State Route 14, Dundee, NY 14837

607-243-8496
dockbuilders@frontiernet.net

Mark W. Schenck, President

Kimberly S. Crawford, Sr. Vice President

August 2, 2016

Town of Starkey Planning Board

Re: Application for Use Permit

Dear Members of the Board,

OSM Off-Shore Marine is requesting the Town of Starkey to consider granting us permission to add an additional 40'W x 80'L storage building. Along with that we would like to adding a 20'W x 80'L enclosed Lean To off the west side of the proposed new addition as well. The proposed building will be attached off of the south end of our existing 40'W x 80'L storage building.

The use of this building will be for additional boat storage. At this time OSM has lost the use of two leased off-site storage facilities due to the sale of those particular properties. This has left us as well as a majority of our customers without storage for the upcoming winter. Our storage each year generates approximately $24,200.00 towards tax revenue for the county of Yates. To accommodate and not lose a valuable service offered to our customers we are in hopes you will consider letting us build additional storage on our premises. OSM has been in business for over 15 years and we employ six full-time employees up from two when we were started our company. Having these opportunities allows us to expand not only our customer base but employee hire. OSM offers much needed services to our clientele and the area, thus allowing them to continue doing business in Yates County. Without the additional storage we stand to lose an estimated $9,000.00 in revenue and approximately 18 to 20 customers. As with any business, once your customer base declines, it is unrealistic to think they won't seek services elsewhere nor should we think they will return if we are unable to offer these particular services.

We appreciate your consideration of our request. Please feel free to stop by our facility if viewing our proposal is further needed.

Sincerely,

Kimberly S. Crawford
Sr. Vice President

Short Environmental Assessment Form
Part 1 - Project Information

Instructions for Completing

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

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

Part 1 - Project and Sponsor Information

Mark Schenck and Kim Crawford

Name of Action or Project:

additional boat storage

Project Location (describe, and attach a location map):

4626 State Rte 14, Dundee, NY 14837

Brief Description of Proposed Action:

to add a 40'W x 80'L storage building with a 20'W x 80'L Lean-to off of the westside of proposed building. This building will be added to an existing 40'W x 80'L storage bldg.

Name of Applicant or Sponsor:	Telephone: 607-243-8496
Kim Crawford	E-Mail: dockbuilders@frontiernet.net

Address:

4626 SR 14

City/PO:	State:	Zip Code:
Dundee	NY	14837

	NO	YES
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.	☑	☐
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval:	☑	☐

3.a. Total acreage of the site of the proposed action? 7.10 acres

b. Total acreage to be physically disturbed? -1/4 acres

c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? 1.5 acres

4. Check all land uses that occur on, adjoining and near the proposed action.

☐ Urban ☐ Rural (non-agriculture) ☐ Industrial ☒ Commercial ☒ Residential (suburban)

☐ Forest ☐ Agriculture ☐ Aquatic ☐ Other (specify): _____

☐ Parkland

	NO	YES	N/A
5. Is the proposed action,			
a. A permitted use under the zoning regulations?	☐	☑	☐
b. Consistent with the adopted comprehensive plan?	☐	☑	☐

	NO	YES
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	☐	☑
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	☑	☐
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	☑	☐
b. Are public transportation service(s) available at or near the site of the proposed action?	☑	☐
c. Are any pedestrian accommodations or bicycle routes available on or near site of the proposed action?	☑	☐
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: _____	☐	☑
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____	☑	☐
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____	☑	☐
12. a. Does the site contain a structure that is listed on either the State or National Register of Historic Places?	☑	☐
b. Is the proposed action located in an archeological sensitive area?	☑	☐
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	☑	☐
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____	☑	☐

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:
☐ Shoreline ☐ Forest ☐ Agricultural/grasslands ☐ Early mid-successional
☐ Wetland ☐ Urban ☐ Suburban

	NO	YES
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	☑	☐
16. Is the project site located in the 100 year flood plain?	☑	☐
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes, a. Will storm water discharges flow to adjacent properties? ☑ NO ☐ YES	☑	☐
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe: ☑ NO ☐ YES _____		

	NO	YES
18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)? If Yes, explain purpose and size:	☑	☐
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe:	☑	☐
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe:	☑	☐

I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE

Applicant/sponsor name: Kim Crawford Date: 8-3-16

Signature:

PRINT FORM

7:20 Sept 6, 2016

Agency Use Only [If applicable]

Project: 2016-PB-18

Date: 8-2-16

OSM

Short Environmental Assessment Form
Part 2 - Impact Assessment

Part 2 is to be completed by the Lead Agency.
Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	☑	☐
2. Will the proposed action result in a change in the use or intensity of use of land?	☑	☐
3. Will the proposed action impair the character or quality of the existing community?	☑	☐
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	☑	☐
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	☑	☐
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	☑	☐
7. Will the proposed action impact existing: a. public / private water supplies?	☑	☐
b. public / private wastewater treatment utilities?	☑	☐
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	☑	☐
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	☑	☐
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?	☑	☐
11. Will the proposed action create a hazard to environmental resources or human health?	☑	☐

PRINT FORM

Agency Use Only [If applicable]

Project:

Date:

Short Environmental Assessment Form
Part 3 Determination of Significance

For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

☐ Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.

☑ Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.

Town of Starkey	August 2 2016
Name of Lead Agency	Date
Robert Schiesser	Chairman
Print or Type Name of Responsible Officer in Lead Agency	Title of Responsible Officer
Robert R Schiesser	
Signature of Responsible Officer in Lead Agency	Signature of Preparer (if different from Responsible Officer)

PRINT FORM

STANDARD AND SPECIFICATIONS FOR SILT FENCE

Definition

A temporary barrier of geotextile fabric installed on the contours across a slope used to intercept sediment laden runoff from small drainage areas of disturbed soil.

Purpose

The purpose of a silt fence is to reduce runoff velocity and effect deposition of transported sediment load. Limits imposed by ultraviolet stability of the fabric will dictate the maximum period the silt fence may be used (approximately one year).

Conditions Where Practice Applies

A silt fence may be used subject to the following conditions:

1. Maximum allowable slope lengths contributing runoff to a silt fence placed on a slope are:

Slope Steepness	Maximum Length (ft.)
2:1	25
3:1	50
4:1	75
5:1 or flatter	100

2. Maximum drainage area for overland flow to a silt fence shall not exceed ¼ acre per 100 feet of fence, with maximum ponding depth of 1.5 feet behind the fence; and

3. Erosion would occur in the form of sheet erosion; and

4. There is no concentration of water flowing to the barrier.

Design Criteria

Design computations are not required for installations of 1 month or less. Longer installation periods should be designed for expected runoff. All silt fences shall be placed as close to the areas as possible, but at least 10 feet from the toe of a slope to allow for maintenance and roll down. The area beyond the fence must be undisturbed or stabilized.

Sensitive areas to be protected by silt fence may need to be reinforced by using heavy wire fencing for added support to prevent collapse.

Where ends of filter cloth come together, they shall be overlapped, folded and stapled to prevent sediment bypass. A detail of the silt fence shall be shown on the plan. See Figure 5A.8 on page 5A.21 for details.

Criteria for Silt Fence Materials

1. Silt Fence Fabric: The fabric shall meet the following specifications unless otherwise approved by the appropriate erosion and sediment control plan approval authority. Such approval shall not constitute statewide acceptance.

Fabric Properties	Minimum Acceptable Value	Test Method
Grab Tensile Strength (lbs)	90	ASTM D1682
Elongation at Failure (%)	50	ASTM D1682

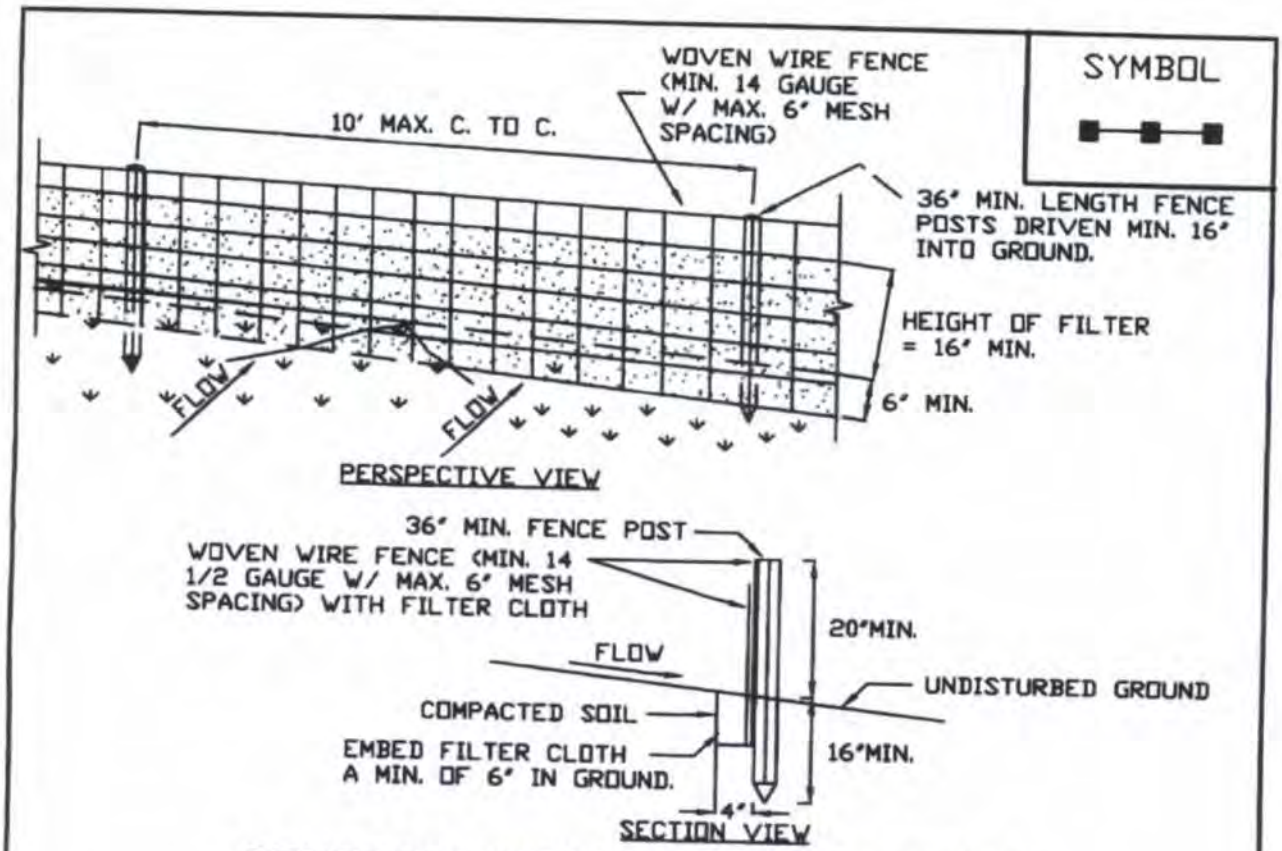
Mullen Burst Strength (PSI)	190	ASTM D3786
Puncture Strength (lbs)	40	ASTM D751 (modified)
Slurry Flow Rate (gal/min/sf)	0.3	
Equivalent Opening Size	40-80	US Std Sieve CW-02215
Ultraviolet Radiation Stability (%)	90	ASTM G-26

2. Fence Posts (for fabricated units): The length shall be a minimum of 36 inches long. Wood posts will be of sound quality hardwood with a minimum cross sectional area of 3.0 square inches. Steel posts will be standard T and U section weighing not less than 1.00 pound per linear foot.

3. Wire Fence (for fabricated units): Wire fencing shall be a minimum 14 gage with a maximum 6 in. mesh opening, or as approved.

4. Prefabricated Units: Envirofence, Geofab, or approved equal, may be used in lieu of the above method providing the unit is installed per details shown in Figure 5A.8.

Figure 5A.8
Silt Fence



CONSTRUCTION SPECIFICATIONS

1. WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES. POSTS SHALL BE STEEL EITHER "T" OR "U" TYPE OR HARDWOOD.
2. FILTER CLOTH TO BE TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION. FENCE SHALL BE WOVEN WIRE, 6" MAXIMUM MESH OPENING.
3. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVER-LAPPED BY SIX INCHES AND FOLDED. FILTER CLOTH SHALL BE EITHER FILTER X, MIRAFI 100X, STABILINKA T140N, OR APPROVED EQUIVALENT.
4. PREFABRICATED UNITS SHALL BE GEOFAB, ENVIROFENCE, OR APPROVED EQUIVALENT.
5. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.

ADAPTED FROM DETAILS PROVIDED BY: USDA - NRCS, NEW YORK STATE DEPARTMENT OF TRANSPORTATION, NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION, NEW YORK STATE SOIL & WATER CONSERVATION COMMITTEE	SILT FENCE

Soil and Water Conservation Districts
in New York State

Protecting Today, Preserving Tomorrow

Yates County
Soil & Water Conservation District
417 Liberty Street
Penn Yan, New York 14527
315 536 5188 fax 315 536 5136
rikaaa@rochester.twcbc.com

August 16, 2016
Tim Cutler, Planner
Yates County
417 Liberty Street
Penn Yan, NY 14527

Re: Site Plans

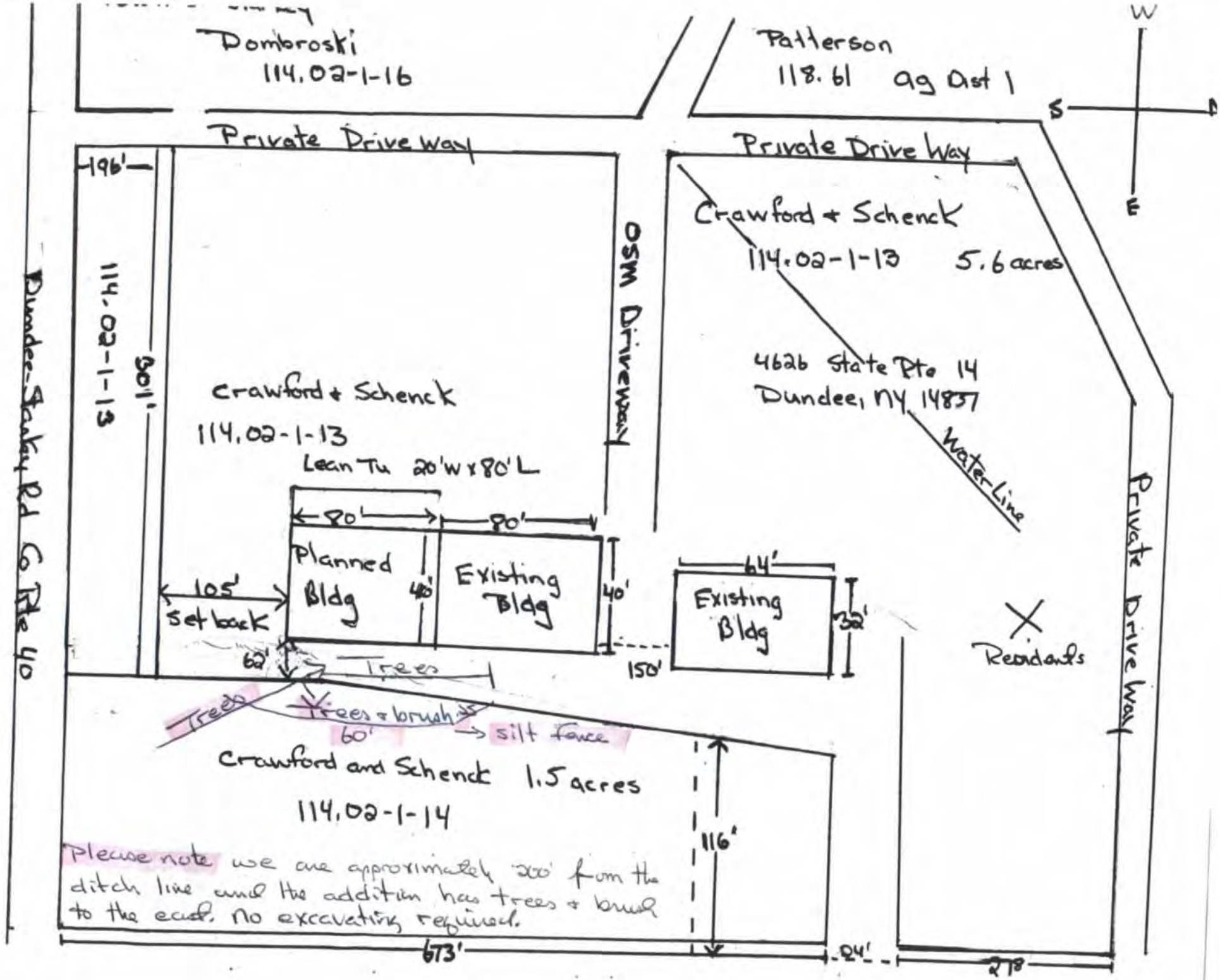
Dear Tim,

I have reviewed the site plans for OSM Off Shore Marine and Ronald Ringler. I do not have any concerns or additional comments.

If you have any further questions please contact our office.

Sincerely,

Richard A. Ayers
Conservation District Technician, CPESC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Private Drive Way
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90'
Crawford + Schenck
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Lean To 20'w x 80'L
80'
80'
Planned Bldg
40'
Existing Bldg
40'
105'
Set back
62'
Trees
Trees
Trees + brush
60'
silt fence
Crawford + Schenck
114.02-1-13
5.6 acres
OSM Driveway
4626 State Rte 14
Dundee, NY 14837
Water Line
64'
Existing Bldg
32'
150'
Residents
Private Drive Way
Dundee-Starkey Rd to Rte 40
Crawford and Schenck 1.5 acres
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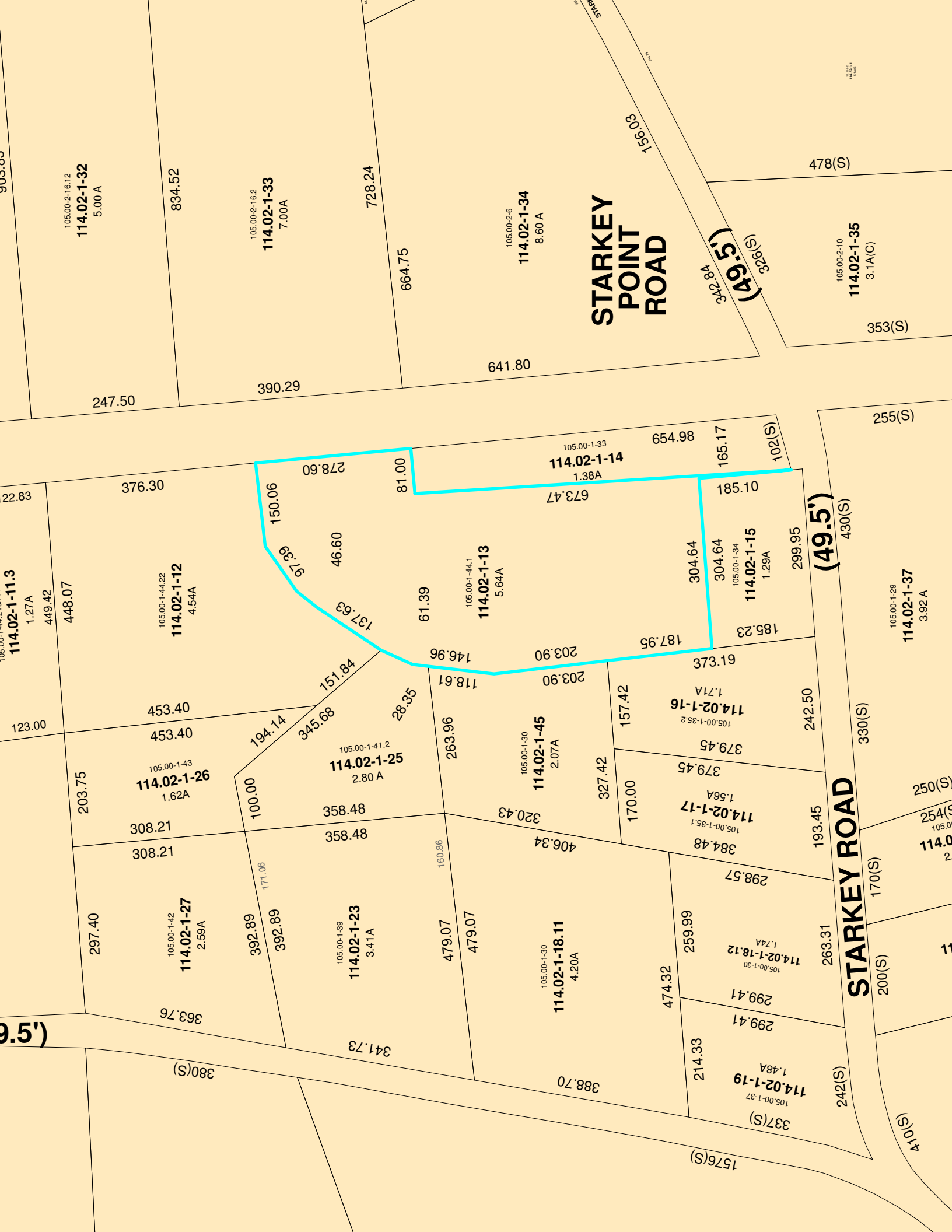
116'
Please note we are approximately 200' from the ditch line and the addition has trees + brush to the east. No excavating required.
673'
24'
278'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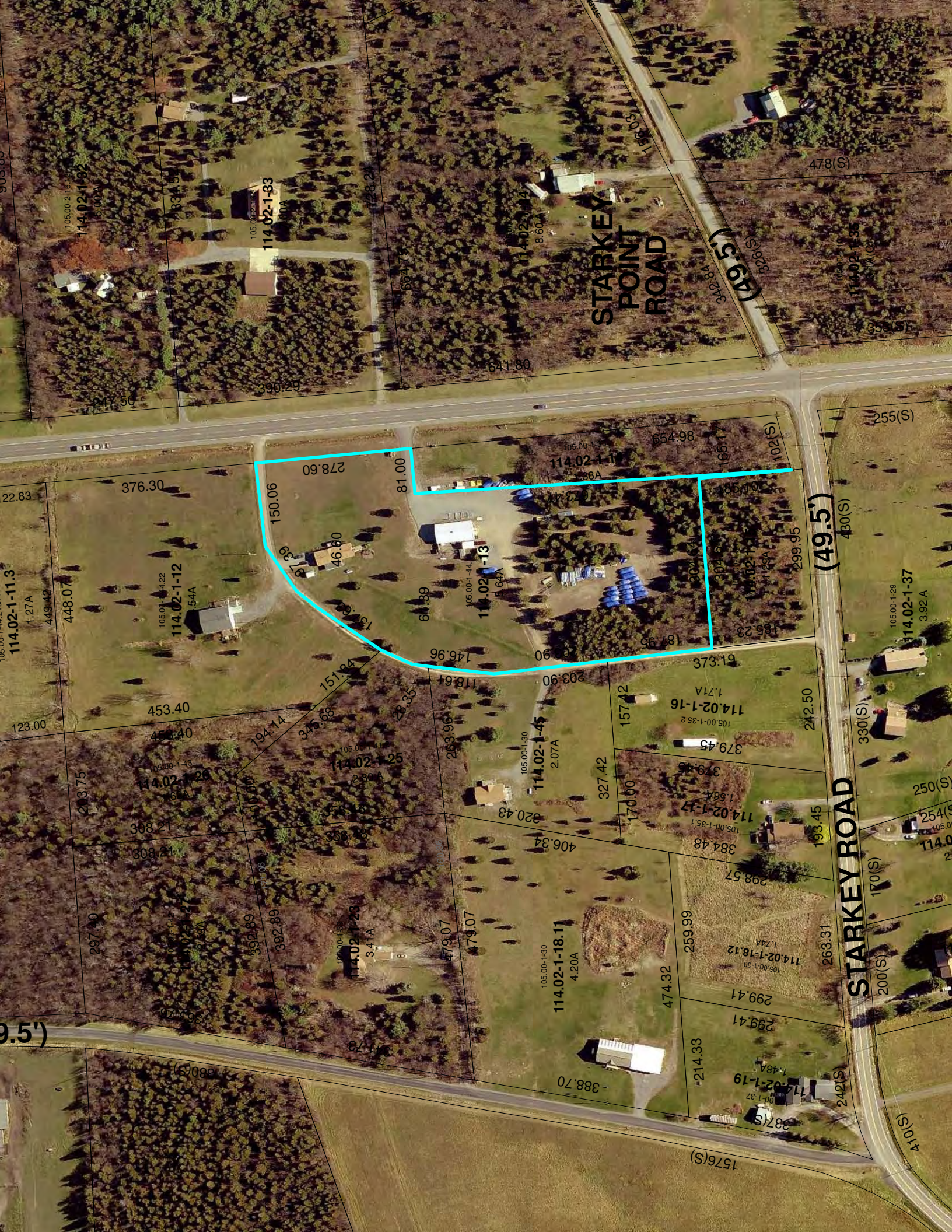
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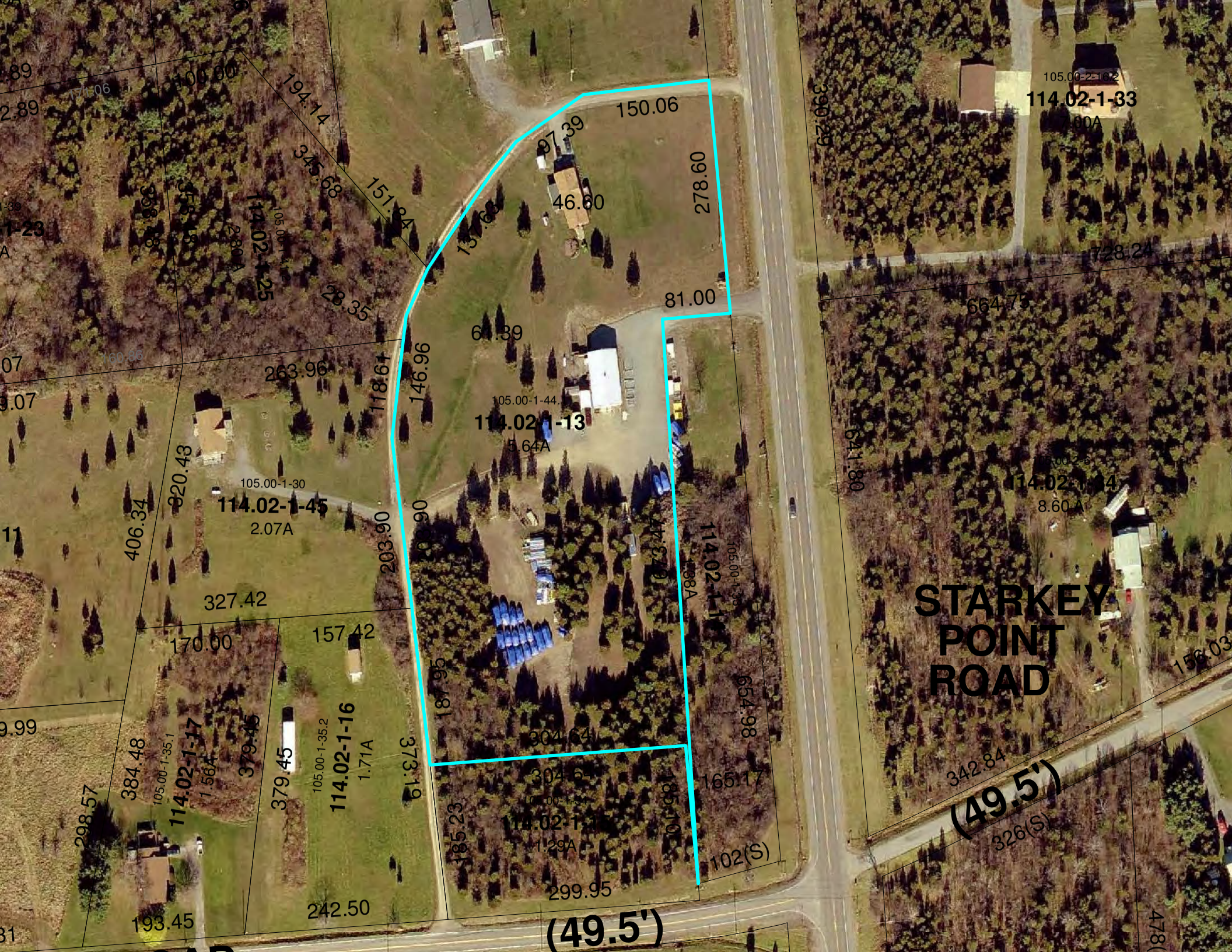

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