

PARTNERS
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DEDICATED
RESPONSIVE
PROFESSIONAL

May 16, 2024

Re: Cole's Collision
97 North Greenbush Road
North Greenbush, NY
Project No. 4720A

Mark Lacivita, Chairperson
Planning Board - Town of North Greenbush
2 Douglas Street
Wynantskill, NY 12198

Dear Mark:

The applicant, John Cole Jr. (Davey's Realty LLC), is proposing to install an exit-only driveway for the existing Cole's Collision Center onto North Greenbush Road. The exit is proposed where the existing emergency access gate is located off the northern side of the parking lot. The purpose of the new driveway is to allow delivery vehicles to exit the site more safely and efficiently; it will not be used by customers and will only be open during business hours.

Enclosed for Site Plan review are the following materials:

1. One (1) copy of the Application Checklist
2. Ten (10) copies of the Application
3. Ten (10) copies of the Short EAF
4. Ten (10) copies of Site Plan

Please advise us of any application fees and they will be provided by the applicant. We would greatly appreciate you scheduling this proposal for review at the June 24, 2024 Planning Board meeting. Should you have any questions or need anything further, please do not hesitate to contact me.

Very truly yours,

ABD ENGINEERS & SURVEYORS, LLP

A handwritten signature in black ink, appearing to read 'Luigi A. Palleschi'.

Luigi A. Palleschi, P.E.
Partner

LAP:dmk
encl.
CC: John Cole Jr (Davey's Realty LLC) w/encl.
Guy Tedesco & Mark Saunders (NYSDOT) w/encl.
North Greenbush Fire Dist. w/encl.
4720A - 2024-05-16

**NORTH GREENBUSH PLANNING BOARD
DOCUMENTATION OF APPLICATION PACKET DISTRIBUTION**

Applicants for new or revised **Site Plan** applications, **Minor** or for **Major Subdivision**, **must submit this completed checklist with application**. Information needs to be sent to the agencies below: **Mark the method it was sent to each agency.**

PROJECT NAME: Cole's Collision - Exit Driveway CONTACT PERSON: David Kimmer
PHONE: 518-377-0315 E-MAIL: dave@abdeng.com

ELECTRONIC DOCUMENTS ARE PREFERRED

CHECK ONE FOR EACH	<u>Hand Delivery</u>	<u>Electronic Delivery</u>	<u>Mail</u>	<u>Date</u>
1. Laberge Group (only at the direction of the Building Department)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____
4 Computer Drive West, Albany, NY 12205 Rflaberge@labergegroup.com				
2. North Greenbush Police:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>5/16/2024</u>
133 Bloomingrove Drive, Troy, NY 12180 Info@NorthGreenbushPolice.org				
3. North Greenbush Fire Dist # 1	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<u>5/16/2024</u>
350 North Greenbush Road, Troy, NY 12180 Must hand deliver and also send electronic copy to: adminassistant@ngfd.org				
4. North Greenbush Ambulance	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<u>5/16/2024</u>
409 Main Avenue, Wynantskill, NY 12198 president@northgreenbushambulance.com				

WHEN NECESSARY – If permits or approvals from these departments will be needed as part of the project, please send to:

5. North Greenbush Highway Dept.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____
mmartinez@northgreenbush.org				
6. Renss. County Highway Dept.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____
klangley@renesco.com				
7. NYS DOT (Region 1)	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<u>5/16/2024</u>
50 Wolf Road, Albany, NY 12232, Attn: Guy Tedesco PE Gaetano.Tedesco@dot.ny.us				
8. NYSDOT (Renss. County Residency)	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<u>5/16/2024</u>
288 Troy Road, Rensselaer, NY 12144, Attn: Mark Saunders PE Resident Engineer Mark.Saunders@dot.ny.us				
9. Renss. County Health Dept.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____
Relder@renesco.com				
10. Renss. County Sewer Dept.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____
dgardner@renesco.com Water Street, Troy, NY 12180, Attn: Derrick Gardner				

The North Greenbush Building Department needs an **ELECTRONIC COPY**, a **PAPER original** and **9 PAPER** copies of all applications and folded maps. **HAND IN THIS COMPLETED cover sheet with your documents.**

BY: David Kimmer David Kimmer 5/16/2024
PRINT NAME SIGNATURE DATE

TOWN OF NORTH GREENBUSH
BUILDING DEPARTMENT
2 DOUGLAS STREET, WYNANTSKILL, NY 12198-7561
TELEPHONE (518) 283-2714
FAX (518) 286-2261

APPLICATION FOR SITE PLAN REVIEW

X **The North Greenbush Planning Board Cover Page must be attached & submitted with this application. The Application documentation packet distribution list cover sheet is on the website with the applications.**

- X Modification to existing plan
 New Site Plan

Name of proposed development: Cole's Collision - Exit Driveway

Applicant:

Name: John Cole Jr. (Daveys Realty LLC)
Address: 2026 Doubleday Avenue
Ballston Spa, NY 12020
Telephone: 518-330-0224
E-Mail: jcole@colescapitalgroup.com
Fax#: _____

SIGNATURE: *John Cole*

Plans Prepared by:

Name: Luigi A. Palleschi, P.E.
(ABD Engineers & Surveyors, LLP)
Address: 411 Union Street
Schenectady, NY 12305
Telephone: 518-377-0315
E-Mail: luigi@abdeng.com
Fax#: _____

Owner (if different)

Name: _____
Address: _____
Telephone: _____
E-Mail: _____
Fax#: _____

SIGNATURE: _____

Person Authorized to Represent: Luigi A. Palleschi, P.E.
(ABD Engineers & Surveyors, LLP)

Name: _____
Address: 411 Union Street
Schenectady, NY 12305
Telephone: 518-377-0315
E-Mail: luigi@abdeng.com
Fax#: _____

Ownership intentions (i.e., purchase options): Owner

Location of site: 97 North Greenbush Road (US-4)

Tax map description: 2.39± acres

Section: 123.9 Block: 3 Lot: 2.1

Current zoning classification: BG - General Business

Water District: #3

Sewer District: #1

State and federal permits needed (list type and appropriate department): NYSDOT - Highway Work Permit

Current use(s) of site: Body Shop

Proposed use(s) of site: Body Shop

Total site area (square feet or acres): 2.39± acres

Anticipated construction time: 1 month

Will development be staged? No

Current land use of site (agriculture, commercial, undeveloped, etc.): Commercial

Current condition of site (buildings, brush, etc.): Developed

Character of surrounding lands (suburban, agriculture, wetlands, etc.): Commercial

Estimated cost of proposed improvement: \$ 5,000

Anticipated increase in number of residents, shoppers, employees, etc. (as applicable): N/A

Describe proposed use, including primary and secondary uses; ground floor area; height; and number of stories for each building:

___ for residential buildings include number of dwellings units by size (efficiency, one-bedroom, two-bedroom, three or more bedrooms) and number of parking spaces to be provided.

___ for non-residential buildings, include total floor area and total sales area; number of automobile and truck parking spaces.

___ other proposal structures

(Use separate sheet if needed)

The applicant is proposing to install an exit-only driveway for the existing Cole's Collision Center onto North Greenbush Road. The exit is proposed where the existing emergency access gate is located off the northern side of the parking lot. The purpose of the new driveway is to allow delivery vehicles to exit the site more safely and efficiently; it will not be used by customers and will only be open during business hours.

Short Environmental Assessment Form

Part 1 - Project Information

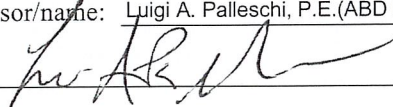
Instructions for Completing

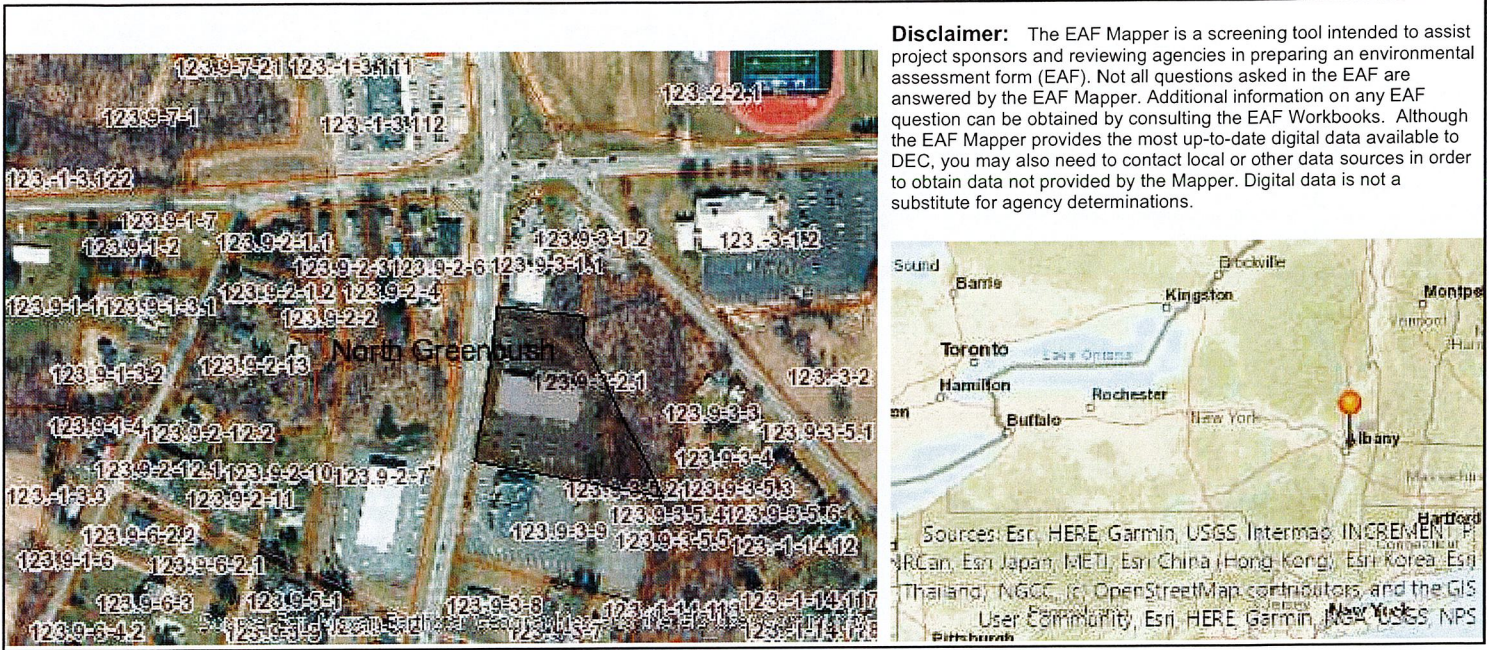
Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available.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

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

Part 1 – Project and Sponsor Information			
Name of Action or Project: Cole's Collision - Exit Driveway			
Project Location (describe, and attach a location map): 97 North Greenbush Road, North Greenbush, NY 12180			
Brief Description of Proposed Action: The applicant is proposing to install an exit-only driveway for the existing Cole's Collision Center onto North Greenbush Road. The exit is proposed where the existing emergency access gate is located off the northern side of the parking lot. The purpose of the new driveway is to allow delivery vehicles to exit the site more safely and efficiently; it will not be used by customers and will only be open during business hours.			
Name of Applicant or Sponsor: John Cole Jr. (Davey's Realty LLC)		Telephone: E-Mail: jcole@colescapitalgroup.com	
Address: 2026 Doubleday Avenue			
City/PO: Ballston Spa		State: NY	Zip Code: 12020
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval: NYS DOT - Highway Work Permit			YES <input checked="" type="checkbox"/>
3. a. Total acreage of the site of the proposed action? _____ 2.39± acres b. Total acreage to be physically disturbed? _____ <0.1 acres c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ 4.13± acres			
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban) <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify): <input type="checkbox"/> Parkland			

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area?	NO	YES	
If Yes, identify: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Are public transportation services available at or near the site of the proposed action?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements?	NO	YES	
If the proposed action will exceed requirements, describe design features and technologies: N/A _____ _____	<input type="checkbox"/>	<input type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply?	NO	YES	
If No, describe method for providing potable water: _____ N/A _____ _____	<input type="checkbox"/>	<input type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities?	NO	YES	
If No, describe method for providing wastewater treatment: _____ N/A _____ _____	<input type="checkbox"/>	<input type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
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: <input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes,	NO	YES
a. Will storm water discharges flow to adjacent properties?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
If Yes, briefly describe: NYSDOT drainage		
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)? If Yes, explain the purpose and size of the impoundment:	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe:	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe:	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor/name: <u>Luigi A. Palleschi, P.E. (ABD Engineers & Surveyors, LLP)</u> Date: <u>5/16/2024</u>		
Signature: <u></u> Title: <u>Professional Engineer</u>		



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

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