NORTH GREENBUSH PLANNING BOARD
DOCUMENTATION OF APPLICATION PACKET DISTRIBUTION

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

PROJECT NAME: Wynantskill Hannaford Freezer Addition CONTACT PERSON: Brandee Nelson (Tighe & Bond)

PHONE: (845) 516-5804 E-MAIL: bnelson@tighebond.com

<u>ELECTRONIC DOCUMENTS ARE PREFERRED</u>

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

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

	Hand Delivery	Electronic Delivery	Mail	Date
5. North Greenbush Highway Dept. mmartinez@northgreenbush.org	☐	☐	☐	
6. Renss. County Highway Dept. klangley@rensco.com	☐	☐	☐	
7. NYS DOT (Region 1) 50 Wolf Road, Albany, NY 12232, Attn: Guy Tedesco PE Gaetano.Tedesco@dot.ny.us	☐	☐	☐	
8. NYSDOT (Renss. County Residency) 288 Troy Road, Rensselaer, NY 12144, Attn: Mark Saunders PE Resident Engineer Mark.Saunders@dot.ny.us	☐	☐	☐	
9. Renss. County Health Dept. Relder@rensco.com	☐	☐	☐	
10. Renss. County Sewer Dept. dgardner@rensco.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. <u>HAND IN THIS COMPLETED cover sheet with your documents.</u>

BY: [illegible] [signature] 6/3/2025

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

☑ **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.**

☑ Modification to existing plan
☐ New Site Plan

Name of proposed development: Wynantskill Hannaford Freezer Addition

Applicant:
Name: Hannaford Supermarkets & Pharmacy (Hannaford) & Martin's Foods
Address: PO Box 1000, Portland, ME 04104
Telephone: (603) 502-3650
E-Mail: jmlord560@gmail.com
Fax#:
SIGNATURE:

Plans Prepared by:
Name: Tighe & Bond
Address: 47 W Market Street, Ste 2
Rhinebeck, NY 12572
Telephone: (845) 516-5804
E-Mail: bnelson@tighebond.com
Fax#:

Owner (if different)
Name: Owned by Applicant - Gej Troy LLC
Address:
Telephone:
E-Mail:
Fax#:
SIGNATURE:

Person Authorized to Represent:
Name: Brandee Nelson (Tighe & Bond)
Address: 47 W Market Street, Ste 2
Rhinebeck, NY 12572
Telephone: (845) 516-5804
E-Mail: bnelson@tighebond.com
Fax#:

Ownership intentions (i.e., purchase options): Add a 735 square foot freezer/refrigeration room at the south end of the store & an exterior generator. The effort will result in restriping the parking lot in the project area, losing 3 parking spaces.

Location of site: 40 Main Ave, Wynantskill, NY 12198. Project will occur at the south side of the existing store.

Tax map description: Parcel ID: 123.8-2-10
Section: 123.08 Block: 2 Lot: 10

Current zoning classification: Hamlet (H)

Water District: North Greenbush Water District No. 2 **Sewer District:** County Sewer District No. 1

State and federal permits needed (list type and appropriate department): N/A

Current use(s) of site: Supermarket

Proposed use(s) of site: Use to remain as Supermarket. This application is an amendment to the existing site plan for the freezer addition, which will serve the use.

Total site area (square feet or acres): 8.53 acres

Anticipated construction time: 3/30/26 through 7/1/26

Will development be staged? No

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

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

Character of surrounding lands (suburban, agriculture, wetlands, etc.): Suburban, wetland & Wynants Kill (south of property).

Estimated cost of proposed improvement: $ 500,000

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

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.

X 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)

Please see attached narrative

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:
Wynantskill Hannaford Freezer Addition

Project Location (describe, and attach a location map):
40 Main Ave, Wynantskill, NY 12198 (Parcel ID: 123.8-2-10)

Brief Description of Proposed Action:
The proposed action at the existing Hannaford property involves the removal of four (4) existing parking spaces at the south side of the store (905 square feet of asphalt pavement removal and disposal) as well as 285 square feet of asphalt pavement removal and disposal at the northwest side of the store. Proposed at the south side of the store is a 38-ft by 19.33-ft (735 square foot) freezer/refrigeration equipment and mechanical room, footing drain connection to building's footing drain, two 6-inch bollards, and the restriping of the remaining parking spaces to allow for five (5) 18-ft x 9-ft spots as well as the no parking zone. No utility changes are proposed. Proposed at the northwest side of the store is an exterior electrical generator and 6.3-ft by 13.8-ft (87 square foot) concrete pad and underground electrical and gas connect. There is 0.03 acres of proposed disturbance for this action, excluding pavement marking.

Name of Applicant or Sponsor:	Telephone: (845) 516-5803
Brandee Nelson, PE, LEED AP	E-Mail: bnelson@tighebond.com

Address:
47 W Market Street, ste 2

City/PO:	State:	Zip Code:
Rhinebeck	NY	12572

	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 government Agency? If Yes, list agency(s) name and permit or approval:	☑	☐

3. a. Total acreage of the site of the proposed action? 8.52 acres
   b. Total acreage to be physically disturbed? 0.03 acres
   c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? 8.52 acres

4. Check all land uses that occur on, are adjoining or near the proposed action:

5. ☐ Urban ☐ Rural (non-agriculture) ☐ Industrial ☑ Commercial ☑ Residential (suburban)
   ☐ Forest ☐ Agriculture ☐ Aquatic ☐ Other(Specify):
   ☐ Parkland

5. Is the proposed action,	NO	YES	N/A
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?	NO	YES
If Yes, identify: _____	☑	☐

	NO	YES
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	☑	☐
b. Are public transportation services available at or near the site of the proposed action?	☐	☑
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	☐	☑

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: For the addition, the project will meet state energy code requirements.	☐	☑

10. Will the proposed action connect to an existing public/private water supply?	NO	YES
If No, describe method for providing potable water: Project action does not require need for public/private water supply, conditions will remain.	☑	☐

11. Will the proposed action connect to existing wastewater utilities?	NO	YES
If No, describe method for providing wastewater treatment: Project action does not require need for wastewater supply, conditions will remain.	☑	☐

	NO	YES
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?	☑	☐
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?	☐	☑

	NO	YES
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 plan?	☐	☑
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?	☐	☐
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?	☐	☐
If Yes, briefly describe: _____		
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: _____	☑	☐
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: Site Code: V00069 (Voluntary Cleanup Program); 69 Main Avenue. According to the NYSDEC DER database, this site was remediated under Spill 91-09947 prior to execution of the Voluntary Agreement.	☐	☑

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

Applicant/sponsor/name: Brandee Nelson, PE, LEED AP Date: 6/6/2025

Signature: _____ Title: Vice President

PRINT FORM

Agency Use Only [If applicable]

Project:

Date:

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.

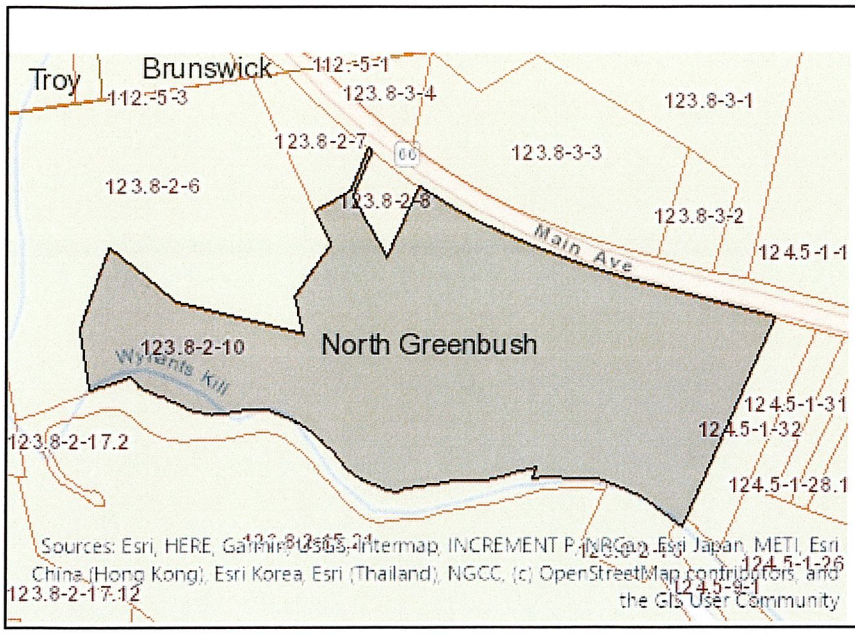
☐ Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.

Name of Lead Agency	Date
Print or Type Name of Responsible Officer in Lead Agency	Title of Responsible Officer
Signature of Responsible Officer in Lead Agency	Signature of Preparer (if different from Responsible Officer)

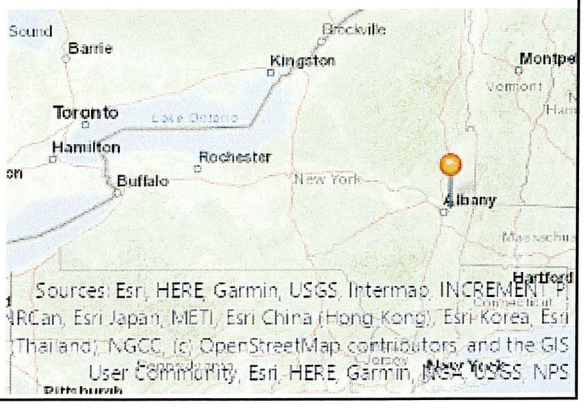
PRINT FORM

EAF Mapper Summary Report

Friday, May 23, 2025 1:32 PM



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 to confirm data provided by the Mapper or to obtain data not provided by the Mapper.

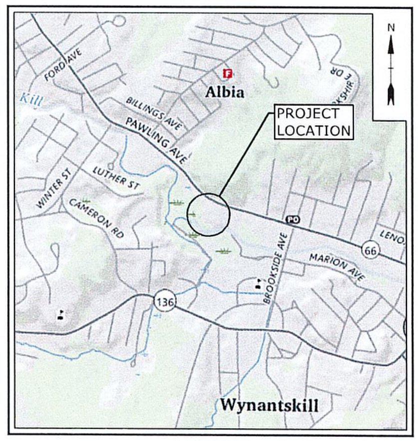


Part 1 / Question 7 [Critical Environmental Area]	No
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	No
Part 1 / Question 12b [Archeological Sites]	Yes
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Yes - Digital mapping information on local, New York State, and federal wetlands and waterbodies is known to be incomplete. Refer to the EAF Workbook.
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]	Yes

TOWN OF NORTH GREENBUSH, NY
HANNAFORD STORE #8392

ISSUED FOR PERMITTING
JUNE 2025

LIST OF DRAWINGS		
SHEET NO.	DRAWING NO.	DRAWING TITLE
1	G-001	COVER SHEET
2	C-001	GENERAL NOTES, LEGEND & ABBREVIATIONS
3	C-101	EXISTING CONDITIONS & SITE DEMOLITION PLAN
4	C-102	PROPOSED SITE PLAN
5	C-501	SITE DETAILS - 1



LOCATION MAP
SCALE: 1"=1000'

SOURCE: 2023 U.S.G.S. 7.5' TOPOGRAPHIC QUADRANGLE
SOUTH TROY, NEW YORK

PREPARED BY:
Tighe&Bond

BRANDEE NELSON, LEED AP

RYAN MORRISON, PE

PREPARED FOR:

MARTIN'S FOOD OF SOUTH BURLINGTON, LLC

TOWN OF NORTH GREENBUSH PLANNING BOARD
MARK LACIVITA, CHAIRPERSON
GREG DEJULIO
DAVID WILSON
MARY JUDE FOLEY
MARK AHERN

THIS DOCUMENT IS RELEASED TEMPORARILY FOR PROGRESS REVIEW ONLY. IT IS NOT INTENDED FOR BIDDING OR CONSTRUCTION PURPOSES.

NOT FOR CONSTRUCTION
COMPLETE SET 5 SHEETS

SERVICES PROVIDED IN NEW YORK BY
T&B ENGINEERING AND LANDSCAPE ARCHITECTURE, P.C.

LEGEND

DESCRIPTION	EXISTING	PROPOSED
PROPERTY LINE		
PROPERTY LINE ADJACENT		
INTERMEDIATE CONTOURS		
INDEX CONTOURS	25	
BUILDING PERIMETER		
BUILDING OVERHANG		
CURB		
CONCRETE SIDEWALK		
CHAIN LINK FENCE		
METAL BEAM GUIDERAIL		
FOUNDATION DRAIN		UD
STORM DRAIN STRUCTURES	MANHOLE, CATCH BASIN, ROOF LEADER	
SANITARY SEWER STRUCTURES	MANHOLE, WASTE OIL	
WATER SERVICE STRUCTURES	HYDRANT	
MISCELLANEOUS STRUCTURES	SITE LIGHT, BOLLARD	
TREELINE		
TREE	EVERGREEN, DECIDUOUS	

LEGEND

RESOURCE AREAS	
WETLAND BOUNDARY	
FLOODPLAIN	
EDGE OF WATER	

ABBREVIATIONS

ADA	AMERICAN DISABILITY ACT
GALV	GALVANIZED
HMA	HOT MIX ASPHALT
MISC	MISCELLANEOUS
N/F	NOW OR FORMERLY
REQ	REQUIRED
SCH	SCHEDULE
TYP	TYPICAL

BASE PLAN NOTES

1. THE EXISTING CONDITIONS INFORMATION SHOWN ON THE DRAWINGS IS BASED ON THE FOLLOWING:
   - DRAWINGS TITLED "PROPOSED SHOP N' SAVE", PREPARED BY THE LA GROUP AND DATED MARCH 4, 1994, REVISED MARCH 25, 1994
   - NYSGIS CLEARINGHOUSE ORTHO IMAGERY DATED 2024
   - LIMITS OF BORDERING LAND SUBJECT TO FLOODING (BLSF), THE 100-YEAR FLOOD ZONE, ARE BASED ON THE FEMA FLOOD INSURANCE STUDY (FIS) FOR RENSSELAER COUNTY, COMMUNITY NUMBER 361164 EFFECTIVE DATE DECEMBER 1979 AND FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY PANEL NUMBER 361164 0002 A, EFFECTIVE DATE JUNE 18, 1980
   - LIMITS OF STATE AND FEDERAL WETLANDS SHOWN ON THIS DRAWING BASED ON RECORD DRAWING TITLED "PROPOSED SHOP N' SAVE", PREPARED BY THE LA GROUP AND DATED MARCH 4, 1994, REVISED MARCH 25, 1994
   - NYSGIS CLEARINGHOUSE LIDAR DATA DATED 2024
2. THE ACCURACY AND COMPLETENESS OF SUBSURFACE INFORMATION (E.G., EXISTING UTILITIES) SHOWN ON THESE DRAWINGS IS NOT GUARANTEED AND SOME SUBSURFACE INFORMATION MAY NOT BE SHOWN.
3. THE DRAWINGS ARE BASED ON THE FOLLOWING DATUMS: HORIZONTAL-NYS83-EF ; VERTICAL-NAVD88 (GEOID18)
4. THE EXISTING CONDITIONS SHOWN ARE APPROXIMATE. FIELD VERIFY EXISTING CONDITIONS.
5. THE PROPERTY LINES SHOWN ON THE DRAWINGS ARE APPROXIMATE AND ARE NOT BASED ON DEED OR PLAN RESEARCH.

GENERAL NOTES

1. NOTIFY UDIG AT 1-800-962-7962 AND OTHER UTILITY OWNERS IN THE AREA NOT ON THE UDIG LIST AT LEAST 72 HOURS PRIOR TO ANY DIGGING, TRENCHING, ROCK REMOVAL, DEMOLITION, BORING, BACKFILLING, GRADING, LANDSCAPING, OR ANY OTHER EARTH MOVING OPERATIONS.
2. THE CONTRACTOR IS RESPONSIBLE FOR SUPPORT OF EXISTING UTILITIES AND REPAIR OR REPLACEMENT COSTS OF UTILITIES DAMAGED DURING CONSTRUCTION, WHETHER ABOVE OR BELOW GRADE. REPLACE DAMAGED UTILITIES IMMEDIATELY AT NO ADDITIONAL COST TO THE OWNER AND AT NO COST TO THE PROPERTY OWNER
3. NOT ALL OF THE UTILITY SERVICES TO BUILDINGS ARE SHOWN. THE CONTRACTOR SHALL ANTICIPATE THAT EACH PROPERTY HAS SERVICE CONNECTIONS FOR THE VARIOUS UTILITIES.
4. **BOLD TEXT AND LINES INDICATE PROPOSED WORK.** LIGHT TEXT AND LINES INDICATE APPROXIMATE EXISTING CONDITIONS.
5. TIGHE & BOND ASSUMES NO RESPONSIBILITY FOR ANY ISSUES, LEGAL OR OTHERWISE, RESULTING FROM CHANGES MADE TO THESE DRAWINGS WITHOUT WRITTEN AUTHORIZATION FROM TIGHE & BOND.
6. NOTIFY THE ENGINEER OF ANY UTILITIES IDENTIFIED DURING CONSTRUCTION THAT ARE NOT SHOWN ON THE DRAWINGS OR THAT DIFFER IN SIZE OR MATERIAL.
7. THE CONTRACTOR IS RESPONSIBLE FOR SITE SAFETY; COORDINATION WITH THE OWNER, ALL SUBCONTRACTORS, AND WITH OTHER CONTRACTORS WORKING WITHIN THE LIMITS OF WORK, THE MEANS AND METHODS OF CONSTRUCTING THE PROPOSED WORK.
8. OBTAIN, PAY FOR AND COMPLY WITH PERMITS, NOTICES AND FEES NECESSARY TO COMPLETE THE WORK. ARRANGE AND PAY FOR NECESSARY INSPECTIONS AND APPROVALS FROM THE JURISDICTIONAL AUTHORITIES.
9. SHORE UTILITY TRENCHES WHERE FIELD CONDITIONS DICTATE AND/OR WHERE REQUIRED BY LOCAL, STATE AND FEDERAL HEALTH AND SAFETY CODES.
10. FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO CONSTRUCTION. IF FIELD CONDITIONS ARE OBSERVED THAT VARY SIGNIFICANTLY FROM THOSE SHOWN ON THE DRAWINGS, IMMEDIATELY NOTIFY THE ENGINEER IN WRITING FOR RESOLUTION OF THE CONFLICTING INFORMATION.
11. PROTECT AND MAINTAIN ALL UTILITIES IN THE AREAS UNDER CONSTRUCTION DURING THE WORK. LEAVE ALL PIPES AND STRUCTURES WITHIN THE LIMITS OF THE CONTRACT IN A CLEAN AND OPERABLE CONDITION AT THE COMPLETION OF THE WORK. TAKE ALL NECESSARY PRECAUTIONS TO PREVENT SAND AND SILT FROM DISTURBED AREAS FROM ENTERING THE DRAINAGE SYSTEM.
12. NOTIFY THE ENGINEER IN WRITING OF ANY CONFLICT, ERROR, AMBIGUITY, OR DISCREPANCY WITH THE PLANS OR BETWEEN THE PLANS AND ANY APPLICABLE LAW, REGULATION, CODE, STANDARD SPECIFICATION, OR MANUFACTURER'S INSTRUCTIONS.
13. EXCAVATE WITH EQUIPMENT SELECTED TO MINIMIZE DAMAGE TO EXISTING UTILITIES OR OTHER FACILITIES. HAND EXCAVATE AS NECESSARY TO LOCATE UTILITIES AND AVOID DAMAGE.
14. TAKE NECESSARY MEASURES AND PROVIDE CONTINUOUS BARRIERS OF SUFFICIENT TYPE, SIZE, AND STRENGTH TO PREVENT ACCESS TO ALL WORK AND STAGING AREAS AT THE COMPLETION OF EACH DAYS WORK.
15. NO OPEN TRENCHES WILL BE ALLOWED OVER NIGHT. THE USE OF ROAD PLATES TO PROTECT THE EXCAVATION WILL BE CONSIDERED UPON REQUEST, BUT BACKFILLING IS PREFERRED.
16. THE CONTRACTOR IS RESPONSIBLE FOR ALL NECESSARY TRAFFIC CONTROL/SAFETY DEVICES TO ENSURE SAFE VEHICULAR AND PEDESTRIAN ACCESS THROUGH THE WORK AREA, OR FOR SAFELY IMPLEMENTING DETOURS AROUND THE WORK AREA.
17. MAINTAIN EMERGENCY ACCESS TO ALL PROPERTIES WITHIN THE PROJECT AREA AT ALL TIMES DURING CONSTRUCTION.
18. REMOVE AND DISPOSE OF ALL CONSTRUCTION-RELATED WASTE MATERIALS AND DEBRIS IN STRICT ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL LAWS.
19. THE TERM "DEMOLISH" USED ON THE DRAWINGS MEANS TO REMOVE AND DISPOSE OF IN ACCORDANCE WITH LOCAL, STATE, AND FEDERAL REQUIREMENTS.
20. THE TERM "ABANDON" USED ON THE DRAWINGS MEANS TO LEAVE IN PLACE AND TAKE APPROPRIATE MEASURES TO DECOMMISSION AS SPECIFIED OR NOTED ON THE DRAWINGS.
21. ALL PROPOSED WORK MAY BE ADJUSTED IN THE FIELD BY THE OWNER'S PROJECT REPRESENTATIVE TO MEET EXISTING CONDITIONS.

SITE DEMOLITION NOTES

1. EROSION CONTROL MEASURES MUST BE INSTALLED PRIOR TO THE START OF ANY CONSTRUCTION ACTIVITIES SEE SHEET C-102.
2. CONFORM TO TOWN OF NORTH GREENBUSH, NY CODE FOR DEMOLITION OF STRUCTURES, SAFETY OF ADJACENT STRUCTURES, DUST CONTROL, RUNOFF CONTROL, AND DISPOSAL.
3. OBTAIN REQUIRED PERMITS FROM FEDERAL, STATE, AND TOWN OF NORTH GREENBUSH AUTHORITIES AND PROVIDE COPIES TO OWNER AND ENGINEER PRIOR TO START OF WORK.
4. FIRE-PREVENTATIVE FACILITIES AND WATER SERVICE TO ALL FIRE HYDRANTS SHALL BE CONTINUOUSLY MAINTAINED AND PROTECTED UNLESS PRIOR WRITTEN AUTHORIZATION IS OBTAINED FROM THE CHIEF OF THE FIRE DEPARTMENT.
5. DO NOT CLOSE OR OBSTRUCT ROADWAYS, SIDEWALKS, OR HYDRANTS WITHOUT PERMITS.
6. CONFORM TO APPLICABLE REGULATORY PROCEDURES WHEN DISCOVERING HAZARDOUS OR CONTAMINATED MATERIALS AND NOTIFY OWNER IMMEDIATELY.
7. COORDINATE UTILITY DEMOLITION WITH SITE DEMOLITION, BUILDING DEMOLITION, AND HAZARDOUS MATERIALS ABATEMENT PLANS PREPARED BY OTHERS.
8. PRIOR TO BEGINNING DEMOLITION, VERIFY THAT ALL UTILITIES SERVING THE BUILDING TO BE DEMOLISHED HAVE BEEN DISCONNECTED OR ARE PROTECTED.
9. DEMOLISH AND REMOVE EXISTING CONSTRUCTION ONLY TO THE EXTENT REQUIRED BY NEW CONSTRUCTION AND AS INDICATED ON PLANS.
10. ALL MATERIALS SCHEDULED TO BE REMOVED BECOMES THE PROPERTY OF THE CONTRACTOR UNLESS OTHERWISE SPECIFIED. DISPOSE OF ALL MATERIALS OFF-SITE IN ACCORDANCE WITH ALL FEDERAL, STATE, AND LOCAL REGULATIONS, ORDINANCES AND CODES. AT REGULAR INTERVALS, REMOVE FROM THE SITE ALL DEBRIS, RUBBISH, AND OTHER MATERIALS RESULTING FROM DEMOLITION OPERATIONS AND LEGALLY DISPOSE OF OFF THE SITE. STORAGE OR SALE OF DEMOLISHED MATERIALS TO BE REMOVED WILL NOT BE PERMITTED ON THE SITE. GRADE DISPOSAL AREAS TO ADJACENT CONTOURS AND SLOPE TO DRAIN.
11. ANY EXISTING WORK OR PROPERTY DAMAGED OR DISRUPTED BY CONSTRUCTION / DEMOLITION ACTIVITIES MUST BE REPLACED OR REPAIRED TO MATCH ORIGINAL EXISTING CONDITIONS BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
12. PROTECT ALL PROPERTY MONUMENTATION THROUGHOUT DEMOLITION AND CONSTRUCTION OPERATIONS. SHOULD ANY MONUMENTATION BE DISTURBED BY THE CONTRACTOR, THEY MUST EMPLOY A NEW YORK STATE LICENSED SURVEYOR TO REPLACE DISTURBED MONUMENTS.
13. PAY ALL COSTS NECESSARY FOR TEMPORARY PARTITIONING, BARRICADING, FENCING, SECURITY AND SAFETY DEVICES REQUIRED FOR THE MAINTENANCE OF A CLEAN AND SAFE CONSTRUCTION SITE.
14. BACKFILL TRENCHES WHERE PIPES ARE REMOVED USING COMMON FILL OR APPROVED ON-SITE MATERIAL. PLACE AND COMPACT IN 6 INCH LIFTS. REOPEN AND REFILL / RECOMPACT ANY IMPROPERLY BACKFILLED TRENCHES WHERE SETTLEMENT OCCURS, TO THE DEPTH REQUIRED TO CORRECT THE PROBLEM, AT NO ADDITIONAL COST TO THE OWNER.

SURFACE RESTORATION NOTES

1. ALL PAVEMENT DAMAGED BY THE CONTRACTOR'S OPERATIONS SHALL BE REPLACED IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
2. PROVIDE SITE GRADING AT ACCESSIBLE SIDEWALK RAMPS, SIDEWALKS, AND BUILDING ENTRANCES TO BE CONSISTENT WITH THE RELEVANT ACCESS REQUIREMENTS OF THE ARCHITECTURAL BARRIERS ACT (ABA) AND THE AMERICANS WITH DISABILITIES ACT (ADA). SMALL CHANGES IN GRADE OVER RELATIVELY SHORT DISTANCES (E.G. AT PARKING SPACES, ACCESSIBLE ROUTES, AND RAMPS) MIGHT NOT BE CLEARLY DEPICTED WITHIN THE CONTOUR INTERVAL SHOWN. COMPLY WITH THE CRITERIA IN THESE STANDARDS. SELECT MAXIMUM SLOPE CRITERIA ARE REPRODUCED BELOW:
   - ACCESSIBLE PARKING STALL AND PASSENGER LOADING ZONE (ANY DIRECTION) SLOPE < 2.0%
   - LONGITUDINAL SLOPE ALONG ACCESSIBLE ROUTES < 5.0%
   - CROSS SLOPE ALONG ACCESSIBLE ROUTES < 2.0%
3. PROTECT PROJECT FEATURES (E.G., WALLS, FENCES, MAIL BOXES, SIGNS, SIDEWALKS, CURBING, STAIRS, WALKWAYS, TREES, ETC.) FROM DAMAGE DURING CONSTRUCTION, INCLUDING PROVIDING TEMPORARY SUPPORTS, WHEN APPROPRIATE.
4. IF REMOVAL OF PROJECT FEATURES IS REQUIRED IN ORDER TO PERFORM THE PROPOSED WORK, REMOVE THOSE SITE FEATURES ONLY UPON APPROVAL OF ENGINEER. REPLACE ALL REMOVED PROJECT FEATURES; NEW ITEMS SHALL BE EQUAL OR BETTER IN QUALITY AND CONDITION TO THE ITEMS REMOVED.
5. EXISTING SURVEY MONUMENTS DISTURBED BY THE CONTRACTOR SHALL BE REPLACED BY A LAND SURVEYOR LICENSED IN THE STATE IN WHICH THE WORK IS PERFORMED AT NO ADDITIONAL COST TO THE OWNER.
6. COORDINATE THE ADJUSTMENT OF EXISTING UTILITY STRUCTURES WITH EACH RESPONSIBLE UTILITY OWNER PRIOR TO RECONSTRUCTION AND/OR PAVING OPERATIONS. RAISE ALL STRUCTURES TO FINISHED GRADES PRIOR TO THE END OF THE CONSTRUCTION SEASON AND PRIOR TO FINISHED PAVING.
7. TRANSFER ALL TEMPORARY BENCHMARKS, AS NECESSARY.
8. RESTORE ALL AREAS DISTURBED BY THE CONTRACTOR TO ORIGINAL CONDITIONS AT NO ADDITIONAL COST TO THE OWNER.
9. REGRADE ALL UNPAVED AREAS DISTURBED BY THE WORK AS REQUIRED. REPAIR/REPLACE PAVED SURFACES DISTURBED BY THE WORK IN-KIND, UNLESS OTHERWISE NOTED. RESTORE SURFACES TO EXISTING OR PROPOSED CONDITIONS AS INDICATED ON THE DRAWINGS.
10. PROVIDE A SMOOTH, FLUSH TRANSITION (LESS THAN 1/4") BETWEEN ALL NEW AND EXISTING PAVEMENTS AND WALKING SURFACES.

PHASING NOTES

1. PHASE DEMOLITION AND CONSTRUCTION AS REQUIRED TO PROVIDE CONTINUOUS SERVICE TO EXISTING BUSINESSES THROUGHOUT THE CONSTRUCTION PERIOD. TEMPORARY SERVICES, IF REQUIRED, SHALL COMPLY WITH ALL FEDERAL, STATE, LOCAL, AND UTILITY COMPANY STANDARDS. CONTRACTOR SHALL PROVIDE DETAILED CONSTRUCTION SCHEDULE TO OWNER PRIOR TO ANY DEMOLITION/CONSTRUCTION ACTIVITIES AND SHALL COORDINATE TO NOT IMPACT SERVICES & CIRCULATION TO ABUTTERS.
2. COORDINATE WITH THE OWNER TO ENSURE TRUCK CARRYING DAILY SHIPMENTS HAVE ACCESS TO LOADING DOCKS DURING THEIR INTENDED TIME OF DELIVERY.
3. PROVIDE TEMPORARY PARTITIONING, BARRICADING, FENCING, DETOUR SIGNAGE, SECURITY AND SAFETY DEVICES REQUIRED FOR MAINTENANCE OF A CLEAN AND SAFE CONSTRUCTION SITE.

CONSTRUCTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR THE MAINTENANCE AND PROTECTION OF TRAFFIC DURING CONSTRUCTION ACTIVITIES. WORK SHALL BE COORDINATED WITH HANNAFORD REPRESENTATIVES AND THE STORE MANAGER.
2. ALL MATERIALS SCHEDULED TO BE REMOVED BECOMES THE PROPERTY OF THE CONTRACTOR UNLESS OTHERWISE SPECIFIED. DISPOSE OF ALL MATERIALS OFF-SITE IN ACCORDANCE WITH ALL FEDERAL, STATE, AND LOCAL REGULATIONS, ORDINANCES, AND CODES.

Tighe&Bond

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NORTH GREENBUSH HANNAFORD STORE #8392

MARTIN'S FOOD OF SOUTH BURLINGTON, LLC

N. GREENBUSH, NY

SERVICES PROVIDED IN NEW YORK BY T&B ENGINEERING AND LANDSCAPE ARCHITECTURE, P.C.

UNAUTHORIZED ALTERATIONS TO THIS DOCUMENT IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW

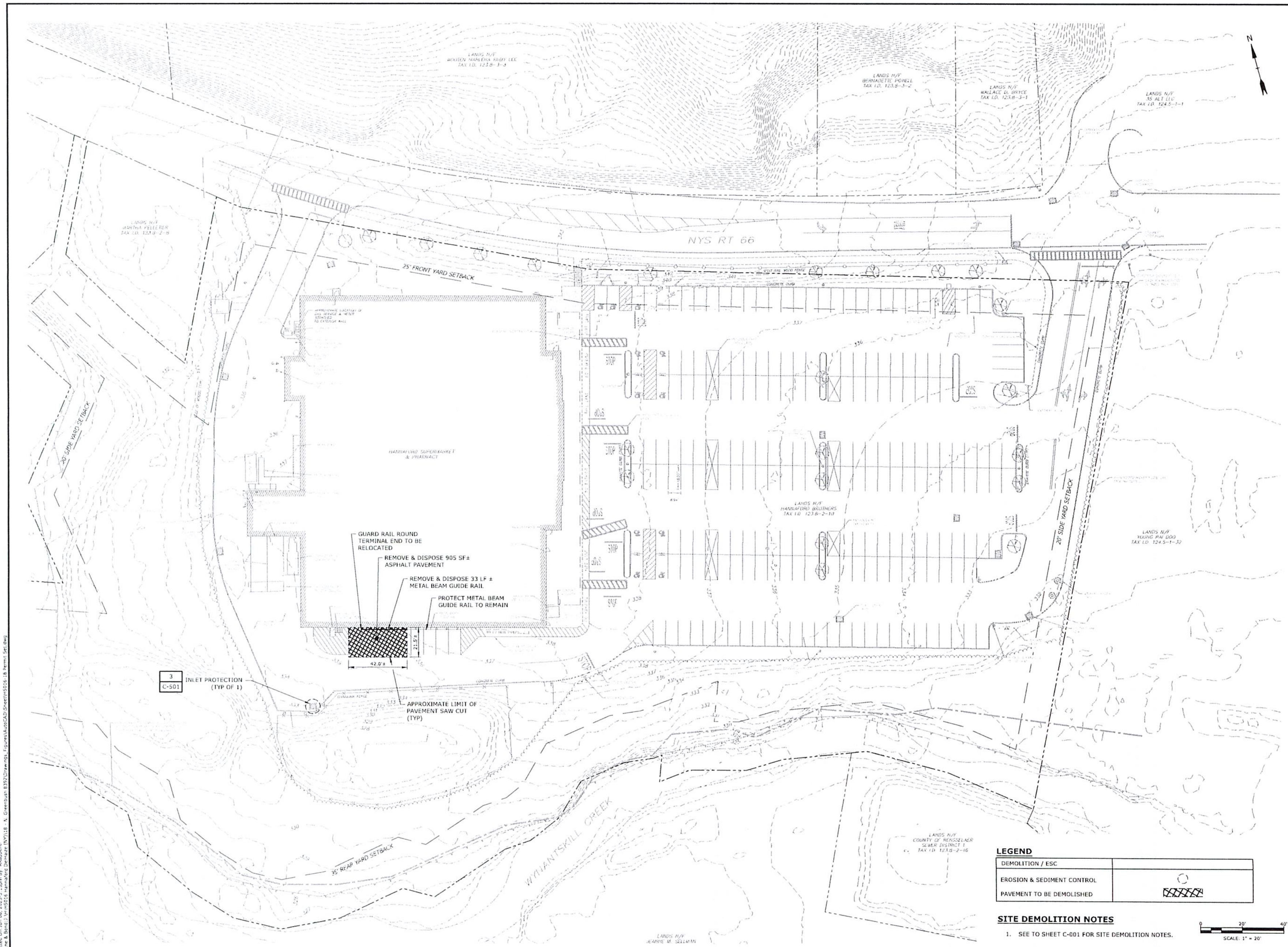
MARK	DATE	DESCRIPTION
PROJECT NO:		H5016-18
DATE:		6/3/2025
FILE:		H5016-18 Permit Set.dwg
DRAWN BY:		R.KAPPELLER
DESIGNED BY:		R.SASSER
CHECKED BY:		R.MORRISON
APPROVED BY:		B.NELSON

GENERAL NOTES, LEGEND & ABBREVIATIONS

SCALE: NO SCALE

C-001

SHEET 2 OF 5



LEGEND

DEMOLITION / ESC	
EROSION & SEDIMENT CONTROL	
PAVEMENT TO BE DEMOLISHED	

SITE DEMOLITION NOTES

1. SEE TO SHEET C-001 FOR SITE DEMOLITION NOTES.

0 20' 40'
SCALE: 1" = 20'

Tighe&Bond

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MARTIN'S FOOD OF SOUTH BURLINGTON, LLC

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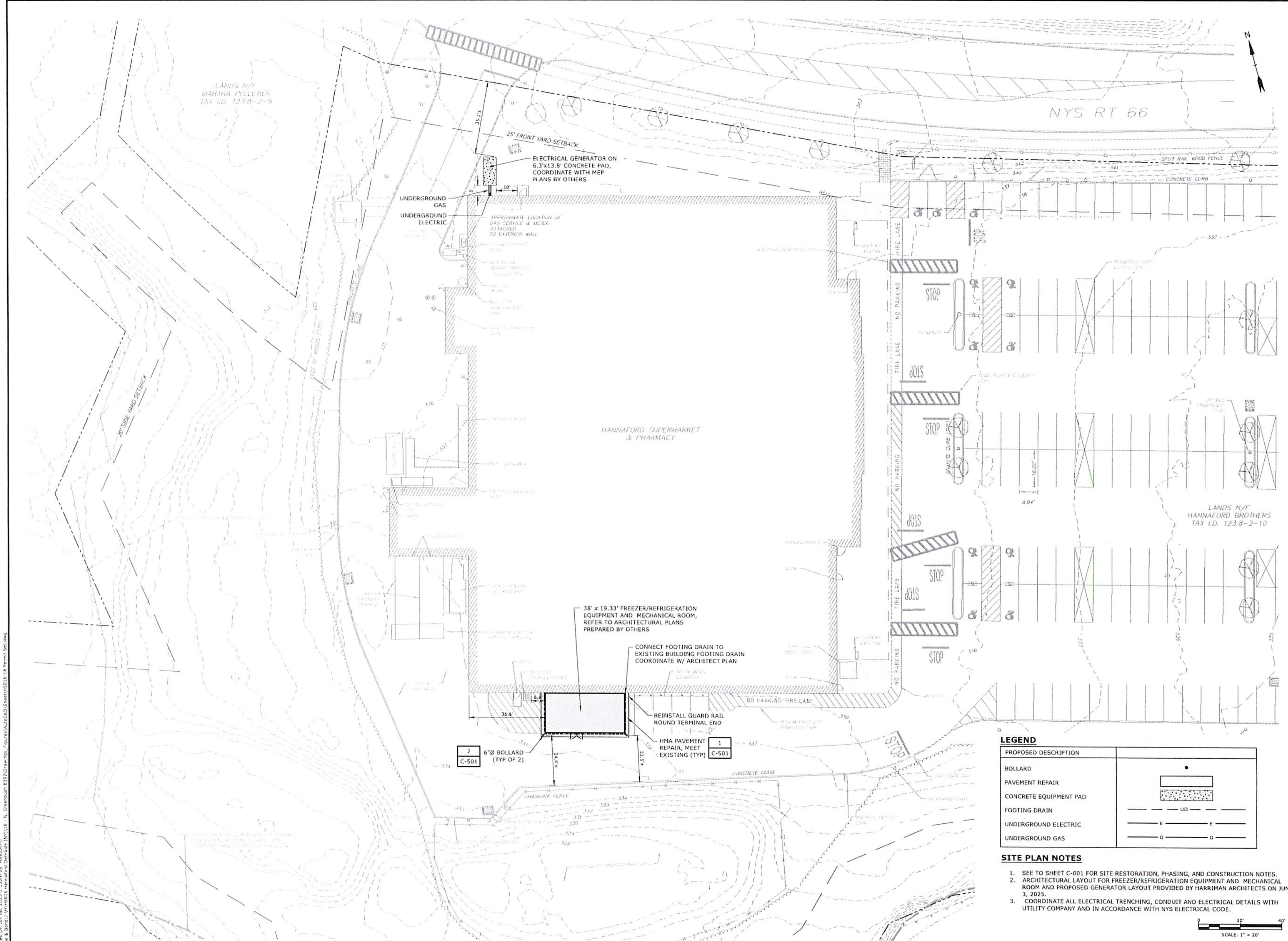
APPROVED BY:		B.NELSON

EXISTING CONDITIONS & SITE DEMOLITION PLAN

SCALE: AS SHOWN

C-101
SHEET 3 OF 5



LEGEND

PROPOSED DESCRIPTION	
BOLLARD	•
PAVEMENT REPAIR	
CONCRETE EQUIPMENT PAD	
FOOTING DRAIN	— — — UD — — —
UNDERGROUND ELECTRIC	——— E ——— E ———
UNDERGROUND GAS	——— G ——— G ———

SITE PLAN NOTES

1. SEE TO SHEET C-001 FOR SITE RESTORATION, PHASING, AND CONSTRUCTION NOTES.
2. ARCHITECTURAL LAYOUT FOR FREEZER/REFRIGERATION EQUIPMENT AND MECHANICAL ROOM AND PROPOSED GENERATOR LAYOUT PROVIDED BY HARRIMAN ARCHITECTS ON JUNE 3, 2025.
3. COORDINATE ALL ELECTRICAL TRENCHING, CONDUIT AND ELECTRICAL DETAILS WITH UTILITY COMPANY AND IN ACCORDANCE WITH NYS ELECTRICAL CODE.

SCALE: 1" = 20'

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NORTH GREENBUSH HANNAFORD STORE #8392

MARTIN'S FOOD OF SOUTH BURLINGTON, LLC

N. GREENBUSH, NY

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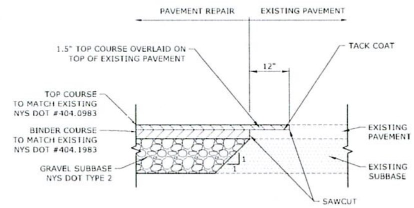
APPROVED BY:	B.NELSON

PROPOSED SITE PLAN

SCALE: AS SHOWN

C-102

SHEET 4 OF 5

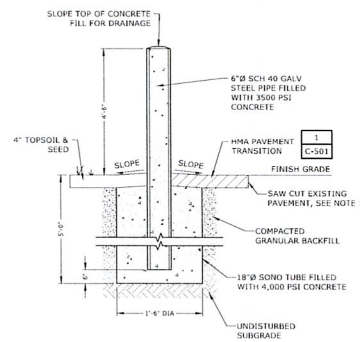


NOTES

1. ASPHALT EMULSION TACK COAT: NYSDOT SECTION 702, TABLE 702-9, MATERIAL DESIGNATION 702-90.
2. PLACE SUBBASE IN 12" MAXIMUM LIFTS COMPACTED TO 92% DRY DENSITY AS DETERMINED BY THE MODIFIED PROCTOR LABORATORY TEST (ASTM D1557).

HMA PAVEMENT REPAIR

DETAIL 1 / C-102
NO SCALE

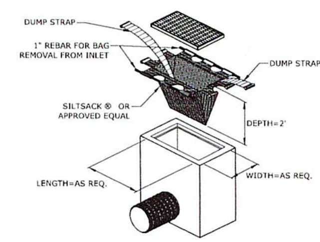


NOTES

1. CONTRACTOR SHALL SAW CUT EXISTING PAVEMENT BEFORE REMOVING EXISTING BOLLARDS OR EXCAVATING FOR NEW BOLLARD FOUNDATIONS.
2. PROVIDE YELLOW VINYL BOLLARD COVER AS MANUFACTURED BY IDEAL SHIELD, OR APPROVED EQUAL.

TYPICAL BOLLARD DETAIL

DETAIL 2 / C-102
NO SCALE



NOTES

1. SILTSACK MANUFACTURED BY: ACF ENVIRONMENTAL
2831 CARDWELL ROAD
RICHMOND, VIRGINIA 23237

INLET PROTECTION - SILTSACK ®

DETAIL 3 / C-102
NO SCALE

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NORTH GREENBUSH HANNAFORD STORE #8392

MARTIN'S FOOD OF SOUTH BURLINGTON, LLC

N. GREENBUSH, NY

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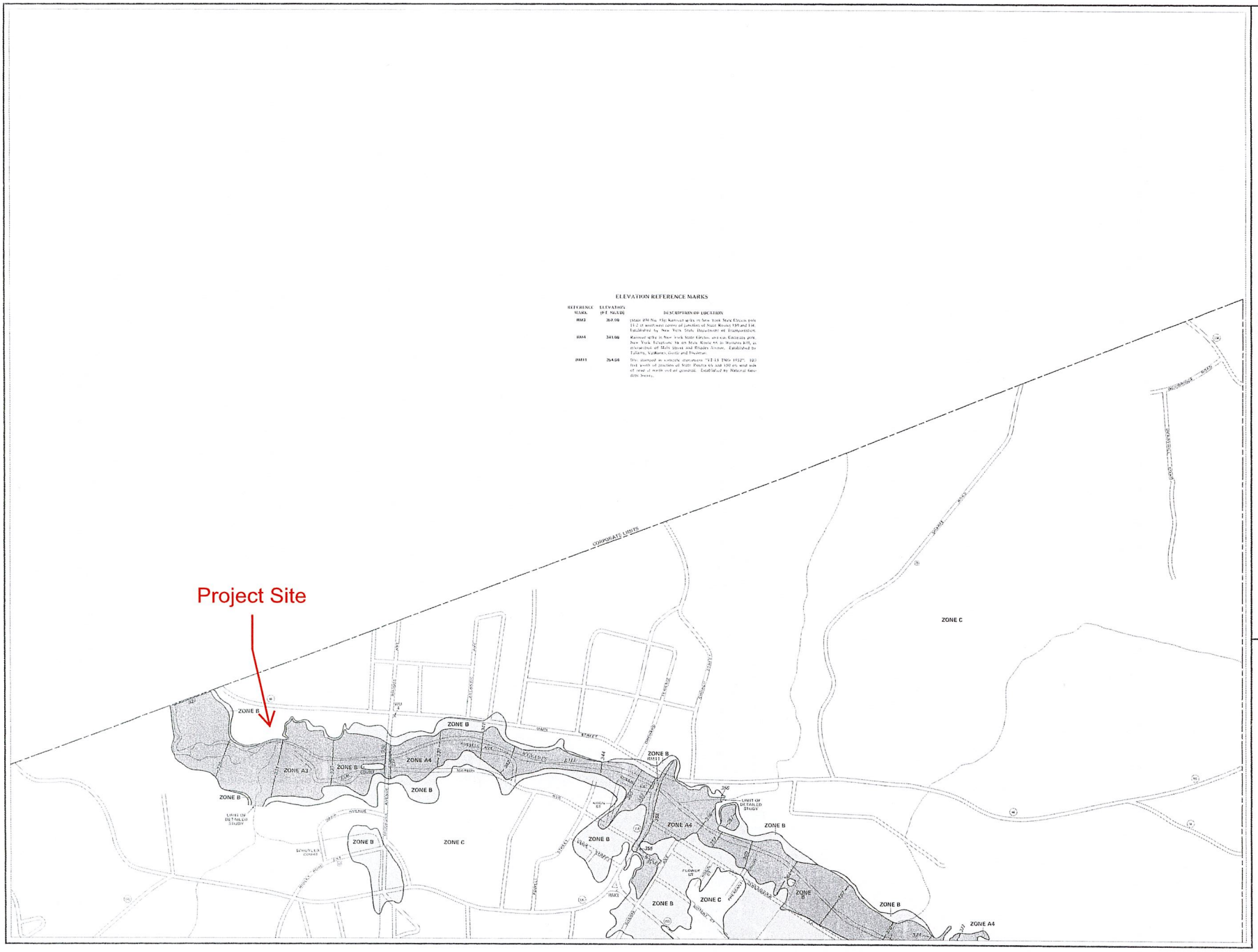
APPROVED BY:	B.NELSON

SITE DETAILS - 1

SCALE: AS SHOWN

C-501
SHEET 5 OF 5



ELEVATION REFERENCE MARKS

REFERENCE MARK	ELEVATION (FT. NGVD)	DESCRIPTION OF LOCATION
RM3	359.00	Spike RM No. 1 in Railroad spike in New York State Electric pole 11-2 at southwest corner of junction of State Routes 150 and 136. Established by New York State Department of Transportation.
RM4	341.00	Railroad spike in New York State Electric and Gas Corporation pole, New York Telephone 34 on State Route 66 in Hoosick Falls, at intersection of Main Street and Hoosick Avenue. Established by Tallamy, Wallbaum, Gertle and Thoreson.
RM11	354.00	Site stamped on concrete abutment "ELEV 1960 1932". 100 feet south of junction of State Routes 66 and 150 on west side of road at north end of generator. Established by National Geodetic Survey.

KEY TO MAP

350 Year Flood Boundary	ZONE B
100 Year Flood Boundary	ZONE A1 DATE
Zone Designations* With Date of Publication e.g., 12/2/04	ZONE A5 DATE
150 Year Flood Boundary	ZONE B
500 Year Flood Boundary	ZONE B
Base Flood Elevation Line With Elevation In Feet**	513
Base Flood Elevation in Feet Where Uniform Within Zone**	(EL 367)
Elevation Reference Mark	RM7
River Mile	• M1.5

**Referenced to the National Geodetic Vertical Datum of 1929

*EXPLANATION OF ZONE DESIGNATIONS

ZONE	EXPLANATION
A	Areas of 100-year flood; base flood elevations and flood hazard factors not determined.
AO	Areas of 100-year shallow flooding where depths are between one (1) and three (3) feet; average depths of inundation are shown, but no flood hazard factors are determined.
AH	Areas of 100-year shallow flooding where depths are between one (1) and three (3) feet; base flood elevations are shown, but no flood hazard factors are determined.
A1-A30	Areas of 100-year flood; base flood elevations and flood hazard factors determined.
AR0	Areas of 100-year flood to be protected by flood protection system under construction; base flood elevations and flood hazard factors not determined.
B	Areas between limits of the 100-year flood and 500-year flood; or certain areas subject to 100-year flooding with average depths less than one (1) foot or where the contributing drainage area is less than one square mile; or areas protected by levees from the base flood. (Medium shading)
C	Areas of minimal flooding. (No shading)
D	Areas of undetermined, but possible, flood hazards.
V	Areas of 100-year coastal flood with velocity (wave action); base flood elevations and flood hazard factors not determined.
V1-V30	Areas of 100-year coastal flood with velocity (wave action); base flood elevations and flood hazard factors determined.

NOTES TO USER

Certain areas not in the special flood hazard areas (zones A and V) may be protected by flood control structures.

This map is for flood insurance purposes only; it does not necessarily show all areas subject to flooding in the community or all potential feature-specific special flood hazard areas.

For adjoining map panels, see separately printed Index To Map Panels.

INITIAL IDENTIFICATION:
OCTOBER 2, 1975

FLOOD HAZARD BOUNDARY MAP REVISIONS:

FLOOD INSURANCE RATE MAP EFFECTIVE:
JUNE 18, 1980

FLOOD INSURANCE RATE MAP REVISIONS:

Refer to the FLOOD INSURANCE RATE MAP EFFECTIVE date shown on this map to determine when actuarial rates apply to structures in the zones where elevations or depths have been established.

To determine if flood insurance is available in this community, contact your insurance agent, or call the National Flood Insurance Program, at (800) 638-6620, or (800) 424-8872.

APPROXIMATE SCALE
400 0 400 FEET

NATIONAL FLOOD INSURANCE PROGRAM

FIRM
FLOOD INSURANCE RATE MAP

TOWN OF
NORTH GREENBUSH, NEW YORK
RENSSELAER COUNTY

PANEL 2 OF 8
SEE MAP INDEX FOR PANELS NOT PRINTED

COMMUNITY-PANEL NUMBER
361164 0002 A

EFFECTIVE DATE:
JUNE 18, 1980

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
FEDERAL INSURANCE ADMINISTRATION

Tighe&Bond

H-5016-018
June 9, 2025

Eric Cioffi
Building Inspector
Town of North Greenbush Building Department
2 Douglas Street,
Wynantskill, NY 12198

Re: **North Greenbush Hannaford Supermarket & Pharmacy – Freezer Addition Application for Site Plan Amendment**

Dear Mr. Cioffi:

This letter is being provided on behalf of Martin's Foods of South Burlington, Inc., and Hannaford Bros. Co., LLC (Hannaford), for an application for site plan amendment for the existing Hannaford store located at 40 Main Ave in the Town of North Greenbush, NY. The proposed action is for a new freezer/refrigeration equipment and mechanical room addition at the south side of the existing store as well as a new electric generator at the northwest side of the store. The site falls within the Hamlet (H) Zoning District. This application for site plan amendment at the existing Hannaford store is based on §155-3(A-B) in the Town's Zoning Law, as "Any amendment of a previously approved site plan shall be subject to approval by the Planning Board pursuant to the same procedure as that applicable to the original site plan". The project exceeds the exceptions identified as changes will occur to the building's exterior facades and parking.

Attached to this letter are supporting documents, please see the following:

- Site Plan Application (Appendix A)
- Cover Page (Appendix B)
- Concept Site Plan by Tighe & Bond, dated June 2025 (Appendix C)
- State Environmental Quality Review Act (SEQRA) Short Environmental Assessment Form (SEAF) Part 1 and blank Part 2 and 3 Forms (Appendix D)

Tighe & Bond respectfully requests to be added to the agenda for the Monday, June 23, 2025 Planning Board meeting to review the application. We understand that the Board will determine the fee at this meeting for the following Public Hearing.

The list of site improvements to the existing facility include:

1. Removal of four (4) existing parking spaces at the south side of the store (905 square feet of asphalt pavement removal and disposal);
2. Addition at the south side of the store of a 38-ft by 19.33-ft (735 square foot) freezer/refrigeration equipment and mechanical room, footing drain connection to building's footing drain, two 6-inch bollards, and restriping of the remaining five (5) 18-ft x 9-ft parking spaces and the no parking zone. No utility changes are proposed;
3. Addition at the northwest side of the store of an exterior electrical generator and 6.3 ft by 13.8 ft (87 square foot) concrete pad and underground electrical and gas connection; and

4. HMA pavement repair to meet existing conditions for all disturbed areas.

There is 0.03-acre of proposed disturbance for this action, excluding the pavement marking.

The supermarket's hours of operation are 6am-11pm every day of the week with reduced hours on holidays. The proposed actions will not create additional demand for the existing water and sewer services. The business and traffic volumes are not expected to change due to these improvements. The work will not negatively impact customer service or staff levels.

Below, a formal description of each of the proposed improvements is provided and supporting information to supplement the application is attached. Please refer to Appendix A for the site plan application form and Appendix B for the required cover sheet. The site plan concept is provided in Appendix C. The SEQRA materials are provided in Appendix D. Hannaford owns and operates this property.

Building Addition Improvements

Per Appendix C, the store will be modified to install a freezer/refrigeration equipment and mechanical room addition and generator. The concept site plan includes the proposed drive aisle widths. Two 6-inch bollards will be installed as part of the addition. The exterior of the storage addition will match the existing facade of the building.

There is an approximately 87 square foot increase in impervious area created by this project.

Environmental Constraints

Due to the nature of the proposed upgrades and the condition of the developed site, the upgrades do not alter or worsen the existing environmental conditions of the site and of nearby properties. The SEQR SEAF form, provided as Appendix D, is included as requested in the application materials; however, it is understood that the action is a Type II action according to 6 CRR-NY 617.5(c)(9).

It is expected that all existing stormwater runoff management will remain as is during operation. During construction, appropriate erosion and sediment control measures will be implemented to avoid impacting the existing lot and adjacent properties. While the site is within an archaeological buffer area, the proposed work will occur on previously disturbed and impervious land.

We look forward to discussing this matter with you at the upcoming meeting on June 23, 2025. Should you require any additional information or have questions regarding this submission, please contact me at BNelson@tighebond.com or (845) 516-5803 or my colleague Arica McCarthy at AMccarthy@tighebond.com or (845) 516-5804.

Sincerely,
T&B Engineering & Landscape Architecture, P.C.

Brandee Nelson, PE, LEED AP
Vice President

Appendices:

Appendix A: Site Plan Application
Appendix B: Cover Page
Appendix C: Concept Site Plan by Tighe & Bond, dated June 2025
Appendix D: SEQRA Short Environmental Assessment Form (SEAF) Part 1 and blank Part 2 and 3 Forms

Copy: J. M. Lord, PE, Maple Rock LLC

J:\H\H5016 Hannaford DelHaize (NY)\18 - N. Greenbush 8392\Permitting\PB - Freezer Remodel\Planning Board Letter.docx