



December 18, 2025

Mr. Michael A. Lumbis, Planning and Community Development Director
City of Watertown
245 Washington Street, Room 305
Watertown, NY 13601

Re: Proposed Zone Change at 430, 440, and 454 State Street Properties
Subj: Zone Change Application
File: 5074.001.001

Dear Mr. Lumbis:

On behalf of our client, 454 State Street NNY, LLC (Applicant), we are requesting the addition of the property at 454 State Street (Tax Parcel IDs: 12-03-201.000), to the previously submitted Zoning Change Application PLN-ZONECHANGE2025-00058.

The current zoning designation for the property is Downtown (D). The Applicant is requesting a zoning change to Urban Mixed-Use (UMU).

If you have any questions regarding these initial application documents, please contact me at

[REDACTED]

Sincerely,

BARTON & LOGUIDICE, D.P.C.

A handwritten signature in black ink, appearing to read "Kayla Kibling".

Kayla J. Kibling
Staff Engineer

KJK/jjb

cc: Jake Johnson (454 State Street NNY, LLC)
Geoff Urda (City of Watertown)





December 12, 2025

Mr. Michael A. Lumbis, Planning and Community Development Director
City of Watertown
245 Washington Street, Room 305
Watertown, NY 13601

Re: Proposed Zone Change at 430 and 440 State Street Properties
Subj: Zone Change Application
File: P710.2868

Dear Mr. Lumbis:

454 State Street NNY, LLC (Applicant) is proposing a zone change at the properties of 430 and 440 State Street (Tax Parcel IDs: 12-03-220.200 and 12-03-220.300, respectively), in the City of Watertown, Jefferson County, New York.

The current zoning designation for both properties is Downtown (D). The requested zoning change to Urban Mixed-Use (UMU) would allow the Applicant to pursue potential development of the properties that could include an accessory drive-thru, which is not permitted under the existing zoning. It is understood that within the UMU district, an accessory drive-thru would be subject to a Special Use Permit. Several nearby properties, including those directly across State Street and one block east across Winthrop Street, are currently zoned UMU, demonstrating that the requested zoning change would be consistent with the surrounding land use pattern. Additionally, multiple properties in the vicinity currently operate accessory drive-thru uses. Side-adjacent properties are also owned by the Applicant, and the rear adjacent property is owned by the Church of the Holy Family.

On behalf of the Applicant, enclosed please find the following materials that represent an initial submission for Zoning Change.

List of Attachments
Cover Letter
Property Deeds/Metes and Bounds Descriptions
Tax Map
Part 1 of the Short Environmental Assessment Form

Mr. Michael A. Lumbis, Planning and Community Development Director
City of Watertown
December 12, 2025
Page 2



We request to be placed on the agenda at the next Planning Commission meeting, scheduled for January 6, 2025, to meet with Board members and formally request the zoning change. If you have any questions regarding these initial application documents, please contact me at

[REDACTED]

Sincerely,

BARTON & LOGUIDICE, D.P.C.

A handwritten signature in black ink, appearing to read 'Kayla Kibling'.

Kayla J. Kibling
Staff Engineer

KJK/jjb

cc: Jake Johnson (454 State Street NNY, LLC)
Charles White (Barton & Loguidice, D.P.C.)
John Condino (Barton & Loguidice, D.P.C.)

Attachments



JEFFERSON COUNTY - STATE OF NEW YORK
GIZELLE J. MEEKS, JEFFERSON COUNTY CLERK
175 ARSENAL STREET
WATERTOWN, NEW YORK 13601

COUNTY CLERK'S RECORDING PAGE

THIS PAGE IS PART OF THE DOCUMENT - DO NOT DETACH



INSTRUMENT #: 2022-00003677

Receipt#: 2022005785

Clerk: AG

Rec Date: 03/04/2022 03:43:31 PM

Doc Grp: DEE

Descrip: DEED

Num Pgs: 7

Rec'd Frm: BROWNELL ABSTRACT CORPORATION

Party1: TALL TIMBER HOLDINGS LLC

Party2: 454 STATE STREET LLC

Town: WATERTOWN-CITY OF

Recording:

Cover Page	5.00
Recording Fee	50.00
Cultural Ed	14.25
Records Management - Coun	1.00
Records Management - Stat	4.75
TP584	5.00
RP5217 All others - State	241.00
RP5217 - County	9.00

Sub Total: 330.00

Transfer Tax
Transfer Tax - State 1700.00

Sub Total: 1700.00

Total: 2030.00

**** NOTICE: THIS IS NOT A BILL ****

***** Transfer Tax *****

Transfer Tax #: 2906

Transfer Tax

Consideration: 425000.00

Transfer Tax - State 1700.00

Total: 1700.00

WARNING***

***Information may change during the verification process and may not be reflected on this page

Gizelle J. Meeks
Jefferson County Clerk

Record and Return To:

KENDALL WALTON AND BURROWS
OFFICE MAILBOX

Form 1583S N.Y. DEED-WARRANTY with Lien Covenant

THIS INDENTURE, Made this 28th day of February, Two Thousand Twenty Two (2022)

Between

TALL TIMBER HOLDINGS LLC a New York State Limited Liability Company, with an office and place of business at 115 Sand Street, Watertown, New York 13601, party of the first part,

and

454 STATE STREET NNY LLC, a New York State Limited Liability Company, with an office and place of business at 130 North Meadow Street, Watertown, NY 13601, party of the second part,

Witnesseth that the party of the first part, in consideration of Zero Dollars and Zero Cents (\$0.00) lawful money of the United States, and other good and valuable consideration, paid by the party of the second part, does hereby grant and release unto the party of the second part, its heirs, successors and assigns forever,

See Schedule A hereto annexed and incorporated into this Deed for reference containing four (4) pages.

Together with the appurtenances and all the estate and rights of the party of the first part in and to said premises,

To have and to hold the premises herein granted unto the party of the second part, its heirs, successors and assigns forever.

And said party of the first part covenant as follows:

First, That the party of the second part shall quietly enjoy the said premises;

*Second, That said party of the first part will forever **Warrant** the title to said premises.*

Third, That, in Compliance with Sec. 13 of the Lien Law, the grantor will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose.

KENDALL WALTON + BURGESS

This Conveyance is made and accepted subject to an indebtedness secured by the following mortgage(s) upon said premises held by WATERTOWN SAVINGS BANK: Mortgage made by Tall Timber Holdings LLC dated February 26, 2021 and recorded in the Jefferson County Clerk's Office on February 26, 2021 as Instrument No. 2021-3047, upon which there is an unpaid principal balance of EIGHT HUNDRED THOUSAND DOLLARS (\$800,000.00), with interest from February 28, 2022 at the rate of FOUR (4.00%) per cent annum, which said mortgage debt the party(ies) of the second part hereby assume and agree to pay, as part of the purchase price of the above described premises, and the party(ies) of the second part hereby execute and acknowledge this Instrument for the purpose of complying with the provisions of General Obligations Law, Section 5-705.

IN WITNESS WHEREOF, the party of the first part has hereunto set its hand the day and year first above written.

TALL TIMBER HOLDINGS LLC

IN PRESENCE OF

BY: [Signature] (L.S.)
Robert D. Ferris, as Managing Member

STATE OF NEW YORK)
COUNTY OF JEFFERSON)SS:

On the 28th day of February, in the year 2022, before me the undersigned, a Notary Public In and for the State, personally appeared, Robert D. Ferris, who is personally known to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

[Signature]
Notary Public
My Commission Expires: _____

ANDREW N. CAPONE
Notary Public, State of New York
No. 4999872
Qualified in Jefferson County
Commission Expires Aug. 3, 2022

454 STATE STREET NNY LLC

IN PRESENCE OF

BY: Patricia A. Johnson (L.S.)
Patricia A. Johnson, as Member

STATE OF NEW YORK)
COUNTY OF JEFFERSON)SS:

On the 28th day of February, in the year 2022, before me the undersigned, a Notary Public In and for the State, personally appeared, Patricia A. Johnson, who is personally known to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that she executed the same in his capacity, and by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

[Signature]
Notary Public
My Commission Expires: _____

PETER L. WALTON
Notary Public, State of New York
Reg. No. 5008024
Qualified in Jefferson County
Commission Expires February 8, 2023

SCHEDULE A

(Page 1 of 4)

426 State Street
TMP # 12-03-220.100

PARCEL 1

All that parcel of land located in the City of Watertown, County of Jefferson and State of New York, bounded and described as follows:

Beginning at a point at the intersection of the southwest margin of State Street with the southeast margin of Parker Street; and runs thence from the point of beginning, South 48 degrees 00 minutes 00 seconds East, 106.94 feet along the southwest margin of State Street to a point; thence South 36 degrees 03 minutes 32 seconds West, 110.84 feet to a point; thence North 53 degrees 56 minutes 28 seconds West, 101.38 feet to a point in the southeast margin of Parker Street; thence North 33 degrees 43 minutes 00 seconds East, 122.01 feet along the southeast margin of Parker Street to the point of beginning, containing 0.28 acre of land,

The above described parcel being a part of lands conveyed by Dealmaker Dodge, LLC to Route 57 Development, LLC by deed dated December 12, 2008 and recorded in the Jefferson County Clerk's Office on February 10, 2009 at Instrument 2009-00001930.

Together with the right of ingress and egress over a right of way along the southeast and southwest lines of the above described parcel bounded and described as follows:

Beginning at a point at the intersection of the southwest margin of State Street with the southeast line of the above described 0.28 acre parcel; and runs thence from the point of beginning, South 48 degrees 00 minutes 00 seconds East, 12.57 feet along the southwest margin of State Street to a point; thence South 36 degrees 03 minutes 32 seconds West, 117.54 feet to a point; thence North 53 degrees 56 minutes 28 seconds West, 113.56 feet to a point in the southeast margin of Parker Street; thence North 33 degrees 43 minutes 00 seconds East, 8.01 feet along the southeast margin of Parker Street to a point at its intersection with the southwest line of the above described 0.28 acre parcel; thence South 53 degrees 56 minutes 28 seconds East, 101.38 feet along the southwest line of the above described 0.28 acre parcel to a point; thence North 36 degrees 03 minutes 32 seconds East, 110.84 feet along the southeast line of said 0.28 acre parcel to the point of beginning.

Subject to the right of ingress and egress over a right of way passing through the above described parcel bounded and described as follows:

Beginning at a point at the intersection of the southwest margin of State Street with the southeast line of the above described 0.28 acre parcel; and runs thence from the point of beginning, South 36 degrees 03 minutes 32 seconds West, 110.84 feet along the southeast line of the above described 0.28 acre parcel to a point; thence North 53 degrees 56 minutes 28 seconds West, 101.38 feet along the southwest line of said 0.28 acre parcel to a point in the southeast margin of Parker Street; thence North 33 degrees 43 minutes 00 seconds East, 8.01 feet along the southeast margin of Parker Street to a point; thence South 53 degrees 56 minutes 28 seconds East, 89.21 feet to a point; thence North 36 degrees 03 minutes 32 seconds East, 104.14 feet to a point in the southwest margin of State Street; thence South 48 degrees 00 minutes 00 seconds East, 12.57 feet along the southwest margin of State Street to the point of beginning.

Together with and subject to rights, covenants, easements, restrictions and rights of way of record.

SCHEDULE A

(Page 2 of 4)

430 State Street
TMP # 12-03-220.200

PARCEL 2

All that parcel of land located in the City of Watertown, County of Jefferson and State of New York, bounded and described as follows:

Beginning at a point in the southwest margin of State Street, said point being South 48 degrees 00 minutes 00 seconds East, 106.94 feet measured along said margin from a point at its intersection with the southeast margin of Parker Street; and runs thence from the point of beginning, South 48 degrees 00 minutes 00 seconds East, 84.93 feet along the southwest margin of State Street to a point; thence South 38 degrees 39 minutes 56 seconds West, 179.15 feet to a point in the division line between lands conveyed to Route 57 Development, LLC (Instrument 2009-00001930) on the northeast and lands of The Church of the Holy Family (Liber 377, Page 547) on the southwest; thence North 57 degrees 05 minutes 02 seconds West, 174.43 feet along said division line to an existing PK nail in the southeast margin of Parker Street; thence North 33 degrees 43 minutes 00 seconds East, 86.55 feet along the southeast margin of Parker Street to a point; thence South 53 degrees 56 minutes 28 seconds East, 101.38 feet to a point; thence North 36 degrees 03 minutes 32 seconds East, 110.84 feet to the point of beginning, containing 0.53 acre of land.

The above described parcel being a part of lands conveyed by Dealmaker Dodge, LLC to Rout 57 Development, LLC by deed dated December 12, 2008 and recorded in the Jefferson County Clerk's Office on February 10, 2009 at Instrument 2009-00001930.

Subject to the right of ingress and egress over a right of way passing through the above described parcel bounded and described as follows:

Beginning at a point at the intersection of the southwest margin of State Street with the northwest line of the above described 0.53 acre parcel; and runs thence from the point of beginning, South 48 degrees 00 minutes 00 seconds East, 12.57 feet along the southwest margin of State Street to a point; thence South 36 degrees 03 minutes 32 seconds West, 117.54 feet to a point; thence North 53 degrees 56 minutes 28 seconds West, 113.56 feet to a point in the southeast margin of Parker Street; thence North 33 degrees 43 minutes 00 seconds East, 8.01 feet along the southeast margin of Parker Street to a point at its intersection with a northeast line of the above described 0.53 acre parcel; thence South 53 degrees 56 minutes 28 seconds East, 101.38 feet along said line to a point; thence North 36 degrees 03 minutes 32 seconds East, 110.84 feet along a northwest line of said 0.53 acre parcel to the point of beginning.

Together with the right of ingress and egress over a right of way bounded and described as follows:

Beginning at a point at the intersection of the southwest margin of State Street with a northwest line of the above described 0.53 acre parcel; and runs thence from the point of beginning, South 36 degrees 03 minutes 32 seconds West, 110.84 feet along a northwest line of the above described 0.53 acre parcel to a point; thence North 53 degrees 56 minutes 28 seconds West, 101.38 feet along a northeast line of said 0.53 acre parcel to a point in the southeast margin of Parker Street; thence North 33 degrees 43 minutes 00 seconds East, 8.01 feet along the southeast margin of Parker Street to a point; thence South 53 degrees 56 minutes 28 seconds East, 89.21 feet to a point; thence North 36 degrees 03 minutes 32 seconds East, 104.14 feet to a point in the southwest margin of State Street; thence South 48 degrees 00 minutes 00 seconds East, 12.57 feet along the southwest margin of State Street to the point of beginning.

Together with and subject to rights, covenants, easements, restrictions and rights of way of record.

SCHEDULE A

(Page 3 of 4)

440 State Street
TMP # 12-03-220.300

PARCEL 3

All that parcel of land located in the City of Watertown, County of Jefferson and State of New York, bounded and described as follows:

Beginning at a point in the southwest margin of State Street, said point being South 48 degrees 00 minutes 00 seconds East, 191.87 feet measured along said margin from a point at its intersection with the southeast margin of Parker Street; and runs thence from the point of beginning, South 48 degrees 00 minutes 00 seconds East, 115.00 feet along the southwest margin of State Street to an existing iron pipe at the intersection of said margin with the division line between lands conveyed to Route 57 Development, LLC (Instrument 2009-00001930) on the northwest and lands conveyed to James C. Ives and Sue Anne Ives (Liber 1173, Page 190) on the southeast; thence South 38 degrees 39 minutes 56 seconds West, 160.90 feet along said division line to an existing rebar at the intersection of said line with the northeast line of lands conveyed to The Church of the Holy Family (Liber 377, Page 547); thence North 57 degrees 05 minutes 02 seconds West, 115.39 feet along the division line between Route 57 Development, LLC on the northeast and The Church of the Holy Family on the southwest to a point; thence North 38 degrees 39 minutes 56 seconds East, 179.15 feet to the point of beginning, containing 0.45 acre of land.

The above described parcel being a part of lands conveyed by Dealmaker Dodge, LLC to Route 57 Development, LLC by deed dated December 12, 2008 and recorded in the Jefferson County Clerk's Office on February 10, 2009 at Instrument 2009-00001930.

Together with and subject to rights, covenants, easements, restrictions and rights of way of record.

SUBJECT TO THE FOLLOWING EASEMENTS AND RESTRICTIONS OF RECORD:

Subject to easement between Charles Marsala and Wilna Motor Sales Corporation with right of the grantee to use in common for ingress and egress the driveway, recorded on 05/29/963 at Liber 736, Page 33.

Subject to easement between Wilna Motor Sales Corporation and Charles Marsala for driveway rights, recorded on 07/16/1965 at Liber 770, Page 354.

Subject to easement for common driveway recorded on 06/22/1948 at Liber 502, Page 523.

Subject to the restrictions contained in deed recorded on 04/03/1941 at Liber 433, page 469.

Subject to the rights of others in and to the right of way granted in deed recorded on 12/26/1968 at Liber 811, Page 932.

Subject to the rights of others in and to the right of way granted in deeds at Liber 770, Page 354 and at Liber 545, Page 49; and also described in deed at Liber 811, Page 932.

SCHEDULE A

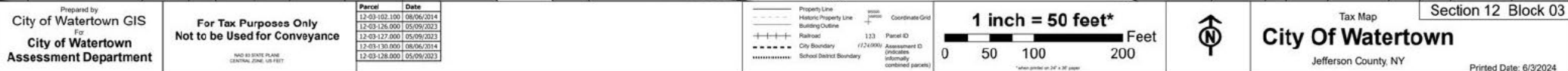
(Page 4 of 4)

Subject to the rights of ways granted to Michael J. O'Neil and Anna Romang contained in deed recorded on 10/14/1976 at Liber 876, Page 1138.

Subject to the rights of others in and to the right of way granted in deeds recorded on 11/7/1962 at Lier 729, Page 412, and recorded on 09/29/1989 at Liber 1193, Page 6.

BEING THE SAME premises conveyed by Route 57 Development LLC to Tall Timber Holdings LLC by Deed dated February 23, 2021 and recorded in the Jefferson County Clerk's Office on February 26, 2021 in Instrument #2021-3046.

This does not constitute or convey all assets owned by the Grantor herein.



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: Proposed Zoning Change at 430, 440, and 454 State Street Properties			
Project Location (describe, and attach a location map): 430, 440, & 454 State Street, Watertown, NY 13601			
Brief Description of Proposed Action: The proposed action includes a zoning change of the properties at 430, 440, and 454 State Street from Downtown (D) to Urban Mixed-use (UMU). The zoning change would allow for the Applicant to potentially develop the site with a drive-thru accessory use.			
Name of Applicant or Sponsor: 454 State Street NNY, LLC		Telephone: [REDACTED] E-Mail: [REDACTED]	
Address: 142 Arcade Street			
City/PO: Watertown		State: NY	Zip Code: 13601
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 checked="" type="checkbox"/>	YES <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:		NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>
3. a. Total acreage of the site of the proposed action?		0.98 acres	
b. Total acreage to be physically disturbed?		0.98 acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		1.53 acres	
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input checked="" type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban) <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input checked="" type="checkbox"/> Other(Specify): Institutional <input type="checkbox"/> Parkland			

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input checked="" type="checkbox"/>	<input 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: _____ _____	<input type="checkbox"/>	<input checked="" 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: _____ _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities?	NO	YES	
If No, describe method for providing wastewater treatment: _____ _____	<input type="checkbox"/>	<input checked="" 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 type="checkbox"/>	<input checked="" 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 checked="" type="checkbox"/> Urban <input 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? Northern Long-eared Bat	NO	YES
	<input type="checkbox"/>	<input checked="" 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
	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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)? If Yes, briefly describe:	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Stormwater will be conveyed via surface runoff to onsite catch basins and discharged offsite to the City's storm sewer system.		
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 type="checkbox"/>	<input checked="" type="checkbox"/>
420 State Street (spill # 2202009; closed 2/8/2023), 422 State Street (spill #s 9810923, 9811517, 0013571; closed 3/5/2003, 3/12/2003, 9/23/2020), 440 State Street lot 3 (spill # 1108355; closed 7/24/2012).		
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor/name: <u>Jake Johnson</u> Date: <u>12/12/25</u>		
Signature:  Title: <u>Project Sponsor</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 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]	Yes
Part 1 / Question 12b [Archeological Sites]	Yes
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	Yes
Part 1 / Question 15 [Threatened or Endangered Animal - Name]	Northern Long-eared Bat
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