



ENGINEERS & LAND SURVEYORS, P.C.

129 SOUTH UNION STREET
PO BOX 89
SPENCERPORT, NY 14559
OFFICE:(585) 349-3750
FAX:(585) 349-3751
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May 8, 2024

Mr. Paul Wanzenried
Building Department
Town of Chili
3333 Chili Avenue
Rochester, NY 14624

RE: 1440 Scottsville Road
Proposed walk in cooler plan.

Dear Mr. Wanzenried:

Our client, Effortless Real Estate, LLC has hired our firm to prepare a proposed walk in cooler plan for submittal to the Town for approval. The cooler will be built on the south side of the existing building.

Please find attached to this letter 22 copies of the following:

Application for Planning Board.

EAF short form.

Proposed cooler plan

Please advise if there is anything additional that you need from us.

Respectfully Submitted,

A handwritten signature in black ink that reads 'Robert B. Hatch'.

Robert B Hatch, LS
Project Manager

TOWN OF CHILI

3333 Chili Avenue, Rochester, NY 14624

Tel: 889-6143 Fax: 889-8710

www.townofchili.org

Email: krogers@townofchili.org

PLANNING BOARD APPLICATION

Hearing Date: _____

A licensed State of New York Engineer, Architect, or Surveyor MUST prepare all plans. ALL applicable items MUST be shown on said drawing. The required number of copies of all maps, drawings and plans must be FOLDED to approximately 8.5" x 11" with project name shown and be accompanied by the appropriate number of copies of this application. Any exception to these requirements must receive prior approval from the building inspector.

Project Name: 1440 Scottsville Road Site Plan	Project Location 1440 Scottsville Road
Tax Account # 147.02-1-19	Present Zoning GE – General Business District
Engineer Name / Address / ZIP Bob Hatch 129 South Union Street Spencerport, NY 14559	
Phone (585) 349-3750	Email bhatch@schultzpc.com

Owner Name Effortless Real Estate, LLC	Applicant Name Schultz Associates, P.C.
Street Address 1440 Scottsville Road	Street Address 129 South Union Street
City / State / ZIP Rochester, NY 14624	City / State / ZIP Spencerport, NY 14559
Phone/ Email [REDACTED]	Phone/ Email (585) 349-3750 / contact@schultzpc.com

Reason for Appearing:

	# of Proposed Lots	Copies Req'd
<input type="checkbox"/> Subdivision Sketch Plan	_____	16
<input type="checkbox"/> Subdivision Preliminary	_____	22
<input type="checkbox"/> Subdivision Final <small>(fee to be paid at preliminary stage if requesting final to be waived)</small>	_____	16
<input type="checkbox"/> Resubdivision	_____	22
<input checked="" type="checkbox"/> Preliminary Site Plan	_____	22
<input checked="" type="checkbox"/> Final Site Plan <small>(fee to be paid at preliminary stage if requesting final to be waived)</small>	_____	16
<input type="checkbox"/> Special Use Permit <input type="checkbox"/> Special Use Permit Renewal	_____	16
<input type="checkbox"/> Rezoning From _____ to _____	_____	22
<input type="checkbox"/> Informal Discussion	_____	16

(A letter of intent is required with each application with copies as indicated.)

Additional Submissions:

Environmental Assessment Form (same quantity as application/plans)

Subdivision Drainage Review Checklist (4 copies)

Plans in electronic DWG/PDF format (1 Flash Drive/USB – Required)

Misc. _____

Additional Information:

	YES	NO
Have stamped landscaping plans been submitted? <small>(stamped by Licensed Landscape Architect)</small>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Is the property located in a flood plain or wetland?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
If "YES" the limits are defined by whom? () USA Corps of Eng. () NYSDEC () Both		
Is the property in an Agriculture District?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Size of parcel acreage: 0.9 +/- Ac.

Interest Disclosure: Does any officer or employee of this State, County, or Town have any interest in this application pursuant to the provisions of Section 809 of the General Municipal Law? If "YES", on a separate sheet of paper indicate the Name(s), Address and the nature and extent of the interest in the application. YES NO

Ownership Intentions: What is the intent of the applicant with this property's application?

OWN LEASE

Notarized Signature of Property Owner(s) If Not Applicant:

Signature: Shauna Deborah Carrano Date: 5/8/24

Sworn to before me this 8th day of May, 2024.

[Signature]
Notary Public

Signature of Applicant:

Signature: [Signature] Date: 5/8/24

Robert B. Hatch
Print Name

As Agent For Owner

FOR OFFICE USE ONLY: Fees Paid: Preliminary: _____ Date _____ Amount _____ Final: _____ Date _____ Amount _____

Short Environmental Assessment Form

Part 1 - Project Information

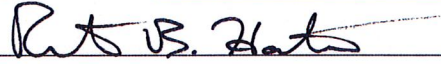
Instructions for Completing

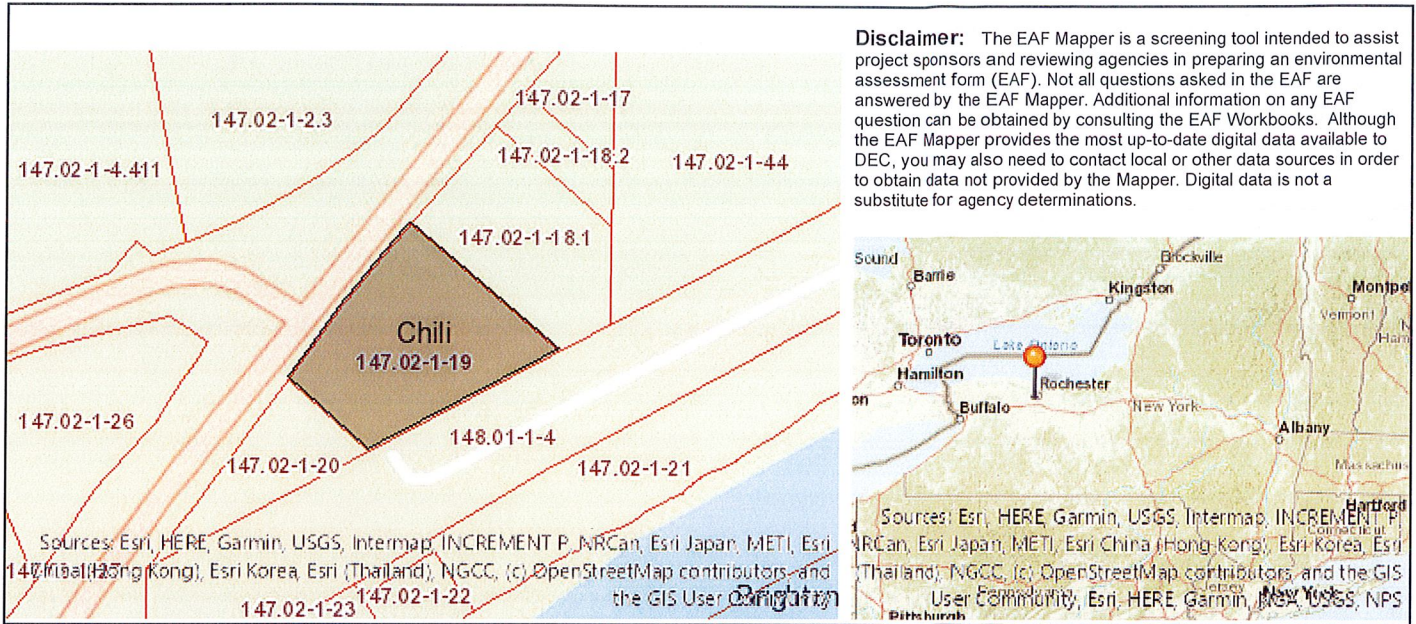
Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. 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 Site Plan - 1440 Scottsville Road			
Project Location (describe, and attach a location map): 1440 Scottsville Road			
Brief Description of Proposed Action: Site plan for the construction of a small freezer / refrigerator addition			
Name of Applicant or Sponsor: Schultz Associates, P.C. Attn: Bob Hatch		Telephone: (585) 349-3750 E-Mail: bhatch@schultzpc.com	
Address: 129 South Union Street			
City/PO: Spencerport		State: NY	Zip Code: 14559
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"/>
			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: Site Plan Approval Town of Chili			NO <input type="checkbox"/>
			YES <input checked="" type="checkbox"/>
3. a. Total acreage of the site of the proposed action? _____ 0.90 acres			
b. Total acreage to be physically disturbed? _____ acres			
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ 0.90 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 checked="" 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			

	NO	YES	N/A
5. Is the proposed action, a. A permitted use under the zoning regulations? b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	<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?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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: _____ _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____ N/A	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____ N/A	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<input checked="" type="checkbox"/>	<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? 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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input 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? 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: _____ _____ _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

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?	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?	NO	YES
If Yes,	<input checked="" type="checkbox"/>	<input type="checkbox"/>
a. Will storm water discharges flow to adjacent properties?	<input type="checkbox"/>	<input type="checkbox"/>
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?	<input type="checkbox"/>	<input type="checkbox"/>
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)?	NO	YES
If Yes, explain the purpose and size of the impoundment: _____ _____	<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?	NO	YES
If Yes, describe: _____ _____	<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?	NO	YES
If Yes, describe: <u>Site is listed as a remediation site, no records were found on the DEC website for this location.</u> _____ _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor/name: <u>SCHULTZ ASSOC. AS AGENT, ROBERT B. HATCH, LS</u> Date: <u>05/07/2024</u>		
Signature: <u></u> Title: <u>PROJECT MANAGER</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]	Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	No
Part 1 / Question 16 [100 Year Flood Plain]	No
Part 1 / Question 20 [Remediation Site]	Yes

MAP OF A SURVEY
PROPOSED COOLER PLAN
OF
1440 SCOTTSVILLE ROAD

SITUATE IN
TOWN LOT 117, SMITH ALLOTMENT
TOWN OF CHILI, COUNTY OF MONROE, STATE OF NEW YORK

REFERENCES:

TAX MAP No. 147.02-1-19
MAP OF SURVEY BY O'NEIL-RODAK
PROJECT No. 2010-0700, DATED 08/20/2010
LIBER 3437 OF DEEDS, PAGE 352
LIBER 12705 OF DEEDS, PAGE 506
ABSTRACT: CHICAGO TITLE
SEARCH No.2216-2083SCH
DATED: 08-12-2022



We, Schultz Associates, Engineers and Land Surveyors, P.C., hereby certify to:

EFFORTLESS REAL ESTATE, LLC

that this Map of a Survey was prepared from notes of an instrument survey completed by Schultz Associates, Engineers and Land Surveyors, P.C., on February 24, 2024 and from the references noted hereon, and that the map and the survey upon which it was based meets the GVLSA 2017 Minimum Standards for a Survey Map.
SCALE: 1" = 30'

DATE: 05/08/2024

JOB No.: 24.094

DRAWN BY: SLS/RBH

SCHULTZ ASSOCIATES
ENGINEERS & LAND SURVEYORS, P.C.

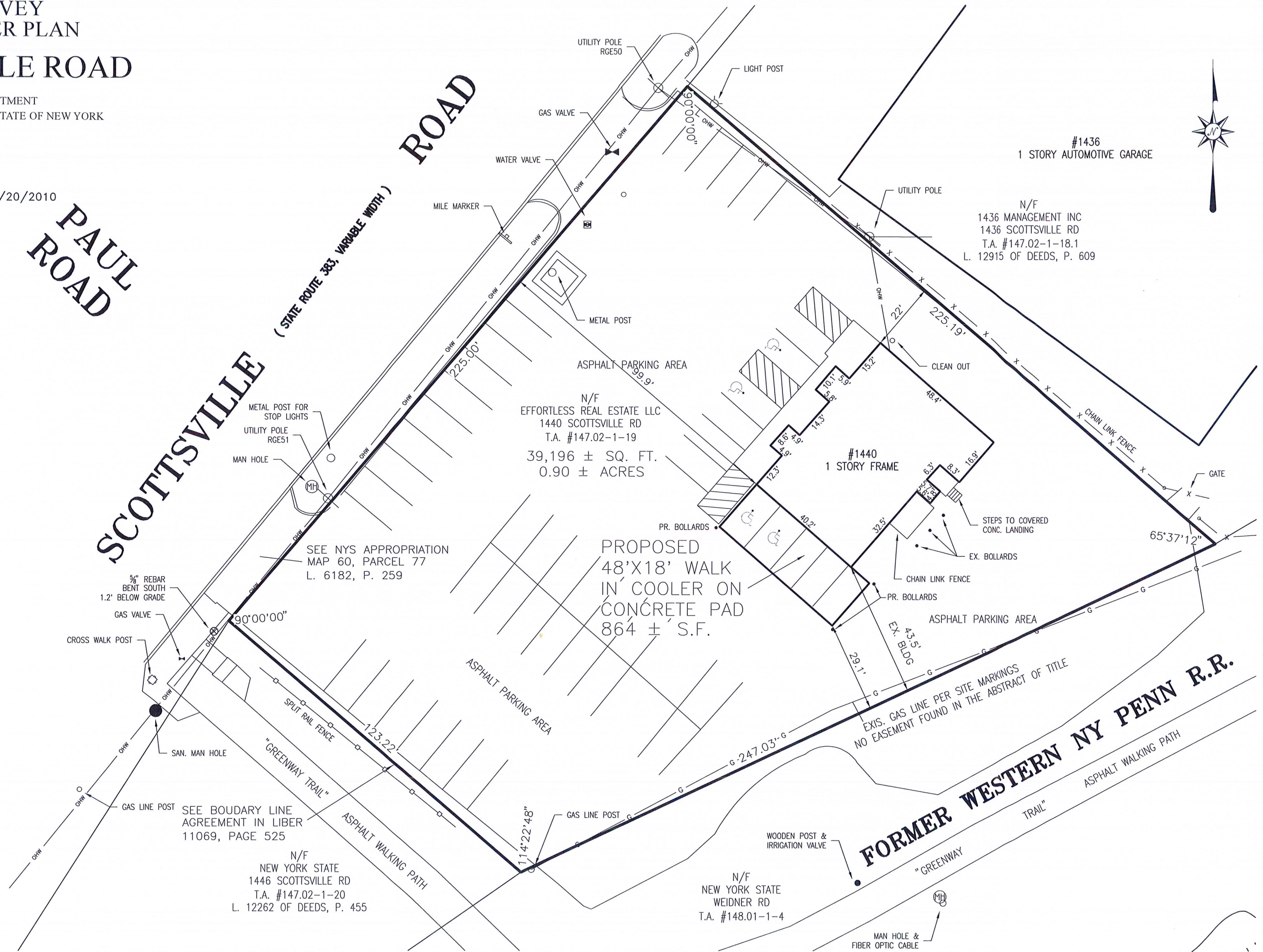
129 SOUTH UNION STREET, PO BOX 89
SPENCERPORT, NEW YORK 14559

585-349-3750

SchultzAssociatesPC.com

email: contact@schultzpc.com

UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2, OF THE NEW YORK STATE EDUCATION LAW.
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#1436
1 STORY AUTOMOTIVE GARAGE

N/F
1436 MANAGEMENT INC
1436 SCOTTSVILLE RD
T.A. #147.02-1-18.1
L. 12915 OF DEEDS, P. 609

N/F
EFFORTLESS REAL ESTATE LLC
1440 SCOTTSVILLE RD
T.A. #147.02-1-19
39,196 ± SQ. FT.
0.90 ± ACRES

PROPOSED
48'X18' WALK
IN COOLER ON
CONCRETE PAD
864 ± S.F.

SEE NYS APPROPRIATION
MAP 60, PARCEL 77
L. 6182, P. 259

SEE BOUNDARY LINE
AGREEMENT IN LIBER
11069, PAGE 525

N/F
NEW YORK STATE
1446 SCOTTSVILLE RD
T.A. #147.02-1-20
L. 12262 OF DEEDS, P. 455

N/F
NEW YORK STATE
WEIDNER RD
T.A. #148.01-1-4

