

**SPECIAL PERMIT APPLICATION**  
**City of Syracuse Office of Zoning Administration**

City Hall Commons - Room 500 - 201 E. Washington Street - Syracuse, NY 13202-1426 - 315-448-8640  
 e-mail: [zoning@syr.gov](mailto:zoning@syr.gov) - web site: [www.syr.gov.net/Zoning.aspx](http://www.syr.gov.net/Zoning.aspx)

For Office Use Only Date of Complete Application: 2-9-2023 Case #: SP-23-06 Zoning District: BA and RB

**SPECIAL PERMIT REQUEST**     **New Special Permit**     **Modify Existing Special Permit**

- |  |   |
|--|---|
| <input type="checkbox"/> Automotive Sales: New / Used (Circle One or Both)   | <input checked="" type="checkbox"/> Transitional Parking Area             |
| <input type="checkbox"/> Automotive Repair: Heavy / Light Duty (Circle One)  | <input type="checkbox"/> Gas Station with/without additional uses on site |
| <input type="checkbox"/> Offices of Religious and Educational Institutions   | <input type="checkbox"/> Car Wash   |
| <input type="checkbox"/> Indoor Amusement and Recreation   | <input type="checkbox"/> Indoor Recycling Center                          |
| <input type="checkbox"/> Other Special Permit Use (Describe):  | <input type="checkbox"/> Care Home  |
| <input type="checkbox"/> Restaurant (Bars, Taverns, Coffee Shops, Sandwich Shops, Night Clubs) Customer Service Area Square Footage: |   |

**Special Permit Functions Associated with Restaurant Use (Check All That Apply):**

- Dining Room     Bar Service     Drive-Thru     Entertainment     Stage     DJ Booth

**See Part C, Section IV, Articles 1 and 2 for Specific Rules and Regulations**

<u>TAX ASSESSMENT ADDRESS(ES)*</u>	<u>TAX MAP ID(S)*</u>	<u>OWNER(S)*</u>
<small>List All Addresses Involved with Special Use</small>	<small>(000.-00-00.0)</small>	
1) <u>326 Hawley Ave.</u>	<u>030.-01-12.0</u>	<u>Burnet Ave. L.L.C.</u>
2) <u>451-65 Burnet Ave.</u>		<u>Burnet Ave. L.L.C.</u>
3) _____		_____
4) _____		_____

\* As listed in the Department of Assessment property tax records at <http://syr.gov.net/Assessment.aspx> - 315-448-8280.

**PROJECT DESCRIPTION** (Provide a detailed description of the project, including purpose or need.)

RE: 326 Hawley. Construction of new parking area to provide off street parking for the employees of Bon-Ton Glass Co. which is located in adjacent building at 459 Burnet Ave.

**PROJECT INFORMATION** (Briefly describe, as applicable.)

Business/Project Name:	<u>Employee Parking</u>	
Current Bldg/Tenant Land Use(s):	<u>Vacant Lot</u>	
Proposed Bldg/Tenant Land Use(s):	<u>Parking Area</u>	
Total Number of Dwelling Units (Apts):	Existing: <u>0</u>	Proposed: <u>0</u>
Days and Hours of Operation:	<u>Mon-Sat 7:00am - 5:00pm</u>	
Number of Employees:	Total: <u>8</u>	Max Shift:
Total Number of Onsite Parking Spaces:	<u>10</u>	

**SIGNAGE** Special Permit Uses are allowed one wall sign and one ground sign, neither to exceed 40 square feet. Applicant must submit written justification for excess signage.

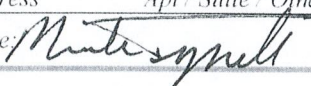
Dimensions	Type <small>(Wall, Ground, Projecting, Awning, Window)</small>	Location	Source of Illumination <small>Internal/External/LED/None</small>



City of Syracuse Office of Zoning Administration

**PROPERTY OWNER(S) (required)**

As listed in Department of Assessment property tax records (<http://syrgov.net/Assessment.aspx> - 315-448-8280). If not listed as the owner, please provide proof of ownership, e.g., a copy of the deed. Attorney's signing on behalf of the owner must include a letter describing the legal arrangement. If the property owner is a Corporation or Organization, the person signing must provide member verification. **Contract purchasers, tenants, architects, engineers, contractors, etc. CANNOT sign on behalf of the owner.**

Mike	Tyrrell	President	Burnett Ave, LLC		
<i>First Name</i>	<i>Last Name</i>	<i>Title</i>	<i>Company</i>		
459 Burnett Ave		Syracuse	NY	13203	Phone: 315-476-3107
<i>Street Address</i>	<i>Apt / Suite / Other</i>	<i>City</i>	<i>St</i>	<i>Zip</i>	<i>Email:</i> mtyrrell@bontonglass.com
* Signature: 			Date: 12/14/2022		

<i>First Name</i>	<i>Last Name</i>	<i>Title</i>	<i>Company</i>		
					<i>Phone:</i>
<i>Street Address</i>	<i>Apt / Suite / Other</i>	<i>City</i>	<i>St</i>	<i>Zip</i>	<i>Email:</i>
* Signature:			Date:		

<i>First Name</i>	<i>Last Name</i>	<i>Title</i>	<i>Company</i>		
					<i>Phone:</i>
<i>Street Address</i>	<i>Apt / Suite / Other</i>	<i>City</i>	<i>St</i>	<i>Zip</i>	<i>Email:</i>
* Signature:			Date:		

<i>First Name</i>	<i>Last Name</i>	<i>Title</i>	<i>Company</i>		
					<i>Phone:</i>
<i>Street Address</i>	<i>Apt / Suite / Other</i>	<i>City</i>	<i>St</i>	<i>Zip</i>	<i>Email:</i>
* Signature:			Date:		

**\* OWNER SIGNATURE DECLARATION**

I understand that false statements made herein are punishable as a Class A Misdemeanor, pursuant to section 210.45 of the Penal Law of the State of New York. I declare that, subject to the penalties of perjury, any statements made on this application and any attachments are the truth and to the best of my knowledge correct. I also understand that any false statements and/or attachments presented knowingly in connection with this application will be considered null and void.

**APPLICANT(S) (if applicable)**

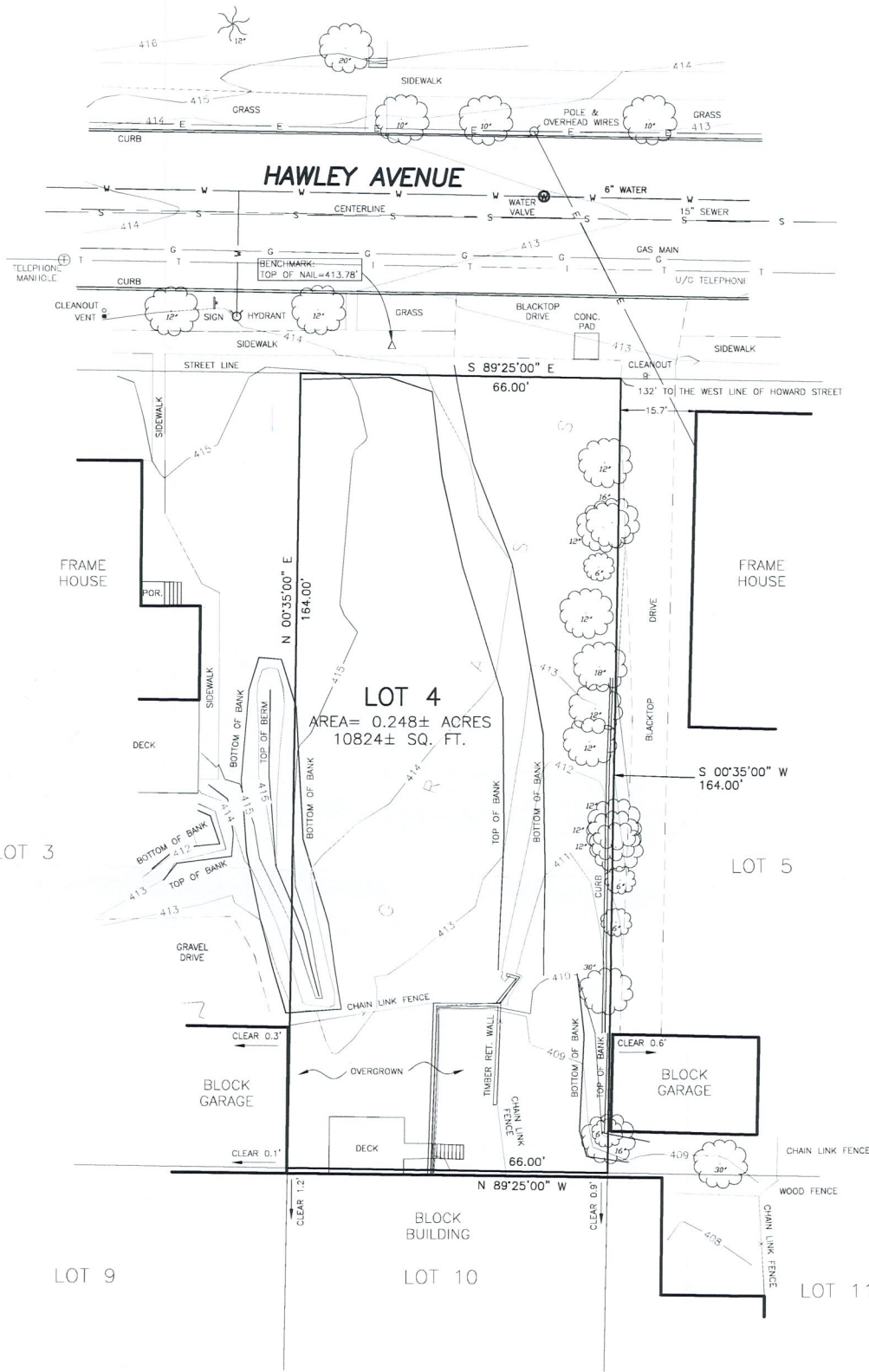
<i>First Name</i>	<i>Last Name</i>	<i>Title</i>	<i>Company</i>		
					<i>Phone:</i>
<i>Street Address</i>	<i>Apt / Suite / Other</i>	<i>City</i>	<i>St</i>	<i>Zip</i>	<i>Email:</i> jimharman@coopfed.org

<i>First Name</i>	<i>Last Name</i>	<i>Title</i>	<i>Company</i>		
					<i>Phone:</i>
<i>Street Address</i>	<i>Apt / Suite / Other</i>	<i>City</i>	<i>St</i>	<i>Zip</i>	<i>Email:</i>

**REPRESENTATIVE(S)/CONTACT(S) (if applicable)**

Edward	Keplinger	RLA/ASLA	Keplinger Freeman Associates		
<i>First Name</i>	<i>Last Name</i>	<i>Title</i>	<i>Company</i>		
Edward	Suite 109	East Syracuse	NY		Phone: 315-445-7980
<i>Street Address</i>	<i>Apt / Suite / Other</i>	<i>City</i>	<i>St</i>	<i>Zip</i>	<i>Email:</i> ek@keplingerfreeman.com

<i>First Name</i>	<i>Last Name</i>	<i>Title</i>	<i>Company</i>		
					<i>Phone:</i>
<i>Street Address</i>	<i>Apt / Suite / Other</i>	<i>City</i>	<i>St</i>	<i>Zip</i>	<i>Email:</i>



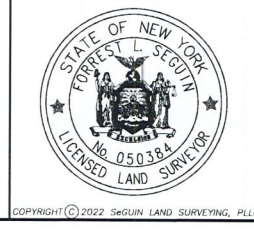
I hereby certify that this map was prepared from an actual field topographic survey of the property presented hereon, that all work was performed by me or under my supervision, and that the results of said survey are hereby represented to the best of my belief, professional knowledge and ability.

*Forrest L. SeGuin*  
 Forrest L. SeGuin, PLS - N.Y.S. LIC. NO. 050384



Only survey maps with the surveyor's embossed seal are genuine, true and correct copies of the surveyor's original work and opinion. Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of sect. 7209, subsection 2, of the New York State Education Law. The certification is limited to the persons for whom the survey map is prepared and on his behalf to the title company, governmental agency, and the lending institution listed hereon. Certification are not transferable to additional institutions or subsequent owners. The location of underground improvements, structures, and utilities are not covered by this certificate.

**UTILITY NOTE**  
 This surveyor has not physically located the underground utilities. Underground utility locations may have been determined from visible evidence, available public maps and/or maps prepared by others and markings established by independent locators or utility companies. There is no guarantee as to the accuracy or completeness of such data, nor is there any guarantee that all utilities are shown. Actual locations of underground utilities in the vicinity of any proposed construction shall be verified prior to commencing excavation, demolition or construction.



TOPOGRAPHIC SURVEY MAP	
<b>LOT 4 - BLOCK 166</b>	
CITY OF SYRACUSE	
ONONDAGA COUNTY, NEW YORK	
<b>SURVEY AND MAP PREPARED BY:</b>	
<b>SeGUIN LAND SURVEYING, P.L.L.C.</b>	
FORREST L. SEGUIN, L.S.	
6197 DYKE ROAD, CHITTENANGO, N.Y. 13037	
PHONE: (315)263-1642 FAX: (315)687-0002	
SCALE: 1" = 20'	DATE: 10/13/2022
PROJECT NO. 22184	TAX MAP NO. 30.0-01-12.0
DWG. SYRACUSE 30.0-01-12.0	

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**GENERAL NOTES**

1. TOPOGRAPHIC AND BOUNDARY SURVEY PREPARED BY BEGUIN LAND SURVEYING, P.L.L.C. ON 13 OCTOBER 2022.  
 REPUTED LOCATION OF UTILITIES PROVIDED BY CITY OF SYRACUSE ENGINEERING PAGE 12 AND PAGE 21.  
 OWNER AND ARCHITECT DO NOT CONFIRM THE COMPLETENESS OR ACCURACY OF SUCH INFORMATION. CONTRACTOR IS RESPONSIBLE FOR THOROUGH EXAMINATION AND VERIFICATION OF ALL EXISTING SURFACE AND SUBSURFACE CONDITIONS AFFECTING THE NATURE, SCOPE, COMPLEXITY AND COST OF THE CONTRACT WORK. ADDITIONAL INFORMATION ON EXISTING CONDITIONS HAS BEEN ADDED TO THE DRAWINGS BASED ON THE LANDSCAPE ARCHITECT'S OBSERVATIONS BUT IS NOT INTENDED TO AND DOES NOT ALTER THE SURVEY INFORMATION. REFER TO SURVEY NOTES FOR ADDITIONAL INFORMATION.
2. SAW CUT FOR PAVING REMOVALS. EXTEND REMOVAL LINES TO INCLUDE ANY ADJOINING BROKEN OR DETERIORATING PAVING. CAREFULLY REMOVE, STOCKPILE AND PROTECT ANY ITEMS NOTED FOR SALVAGE. ALL DEMOLITION RUBBLE DEBRIS AND EXCESS SOILS TO BE PROMPTLY REMOVED FROM SITE. STRIP AND STOCKPILE SUFFICIENT EXISTING TOPSOILS FOR RESPREADING AS REQUIRED ON DISTURBED AND REGRADED AREAS TO BE ESTABLISHED AS LAWN AND FOR REPAIR OF DISTURBED EXISTING LAWNS TO REMAIN. STOCKPILE ALL MATERIALS IN APPROVED LOCATIONS WITHOUT INTERFERING WITH OTHER CONTRACTOR WORK OR DRAINAGE.
3. ALL FILL/BACKFILL OF EXCAVATIONS AND VOIDS RESULTING FROM REMOVALS AND RELATED WORK UNDER PROPOSED OR REPLACEMENT PAVING AREAS SHALL ONLY BE COARSE AGGREGATE FILL OR SUBBASE COURSE MATERIAL THOROUGHLY COMPACTED.
4. PROTECT ALL FACILITIES AND IMPROVEMENTS ON AND ADJOINING THE PROPERTY WHICH ARE NOT SPECIFICALLY IDENTIFIED FOR REMOVAL. VERIFY LOCATIONS AND DEPTHS OF ALL SUBSURFACE UTILITIES TO REMAIN PRIOR TO ANY ADJACENT REMOVAL AND EXCAVATION WORK.

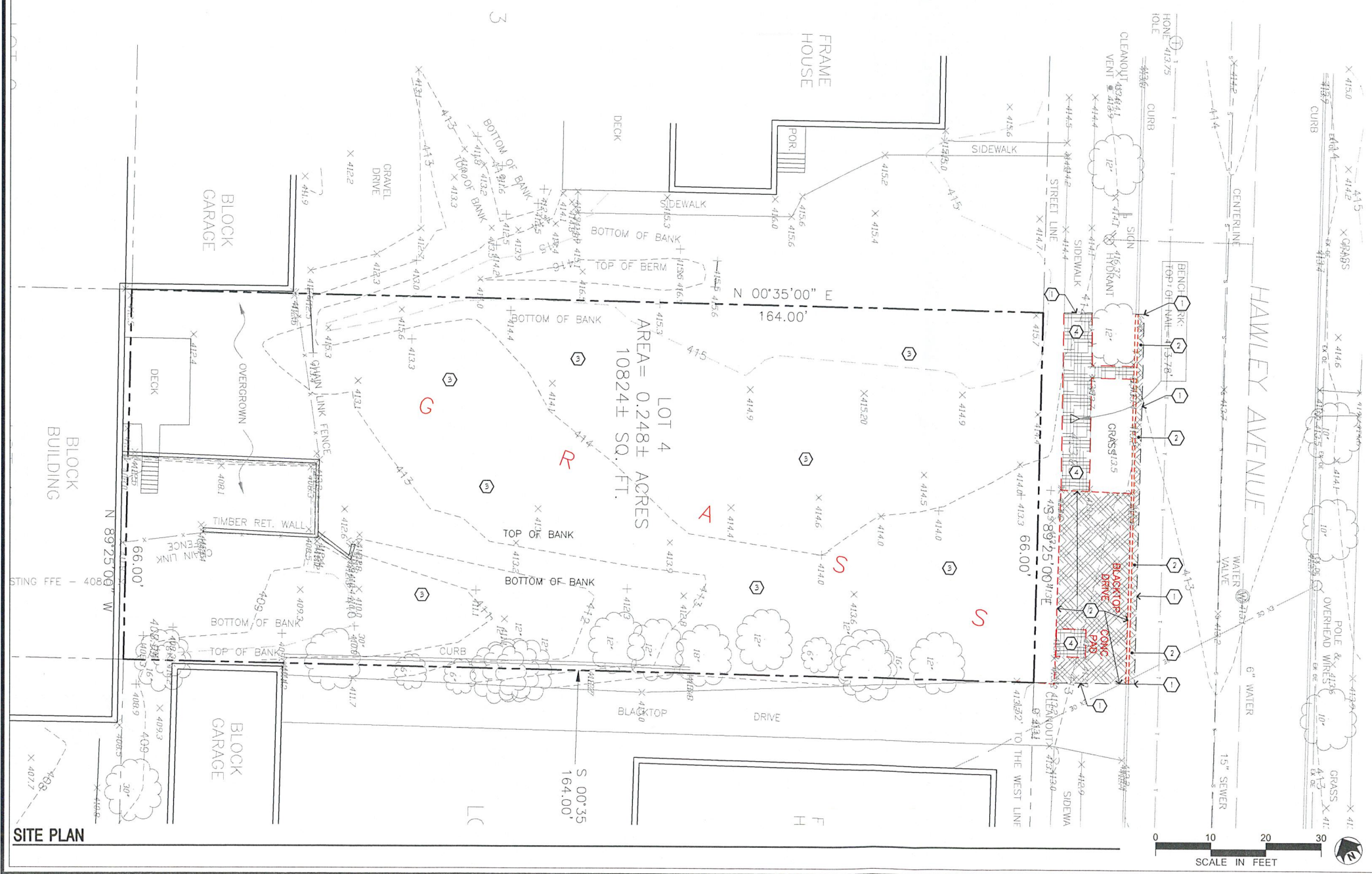
- X-LU-MSTR-GEN-NOTES
5. ALL EXISTING FEATURES SHALL REMAIN UNLESS OTHERWISE NOTED. IF THE CONTRACTOR DAMAGES ANY OF THE EXISTING ON-SITE FACILITIES TO REMAIN (TREES, PAVEMENTS, UNDERGROUND UTILITIES, STRUCTURES, ETC.) WHETHER SHOWN ON THE PLANS OR NOT, THE CONTRACTOR SHALL REPAIR AND/OR REPLACE SUCH ITEMS AT HIS OWN EXPENSE AND ASSUME ALL RESPONSIBILITY FOR SUCH DAMAGE WITHOUT ANY ADDITIONAL COST TO THE OWNER. REPLACEMENT MATERIAL SHALL BE SAME QUALITY AND QUANTITY AS ORIGINAL.
  6. THE CONTRACTOR SHALL CONFIRM EXISTING GRADES AND LOCATIONS OF ALL EXISTING FEATURES WITHIN THE CONTRACT LIMIT LINE. THE CONTRACTOR SHALL CONTACT THE LANDSCAPE ARCHITECT IMMEDIATELY SHOULD ANY DISCREPANCIES BE FOUND AT (315) 445-1980.
  7. ADJUST RIMS OF UTILITY STRUCTURES TO REMAIN WITHIN AREAS OF GRADE CHANGES TO MEET PROPOSED LINES AND GRADES.
  8. ALL NON-PAVED AREAS ARE TO BE LAWN UNLESS OTHERWISE NOTED.
  9. CONTRACTOR SHALL BLEND NEW WORK SMOOTHLY AND EVENLY WITH EXISTING LINES AND GRADES.
  10. CONTRACTOR SHALL BE RESPONSIBLE FOR LAWN MAINTENANCE WITHIN THE CONTRACT LIMIT LINE. EXISTING LAWNS SHALL BE MOVED AS MUCH AS PRACTICAL TO KEEP AREA FROM LOOKING UNSIGHTLY. ALL TRASH AND DEBRIS SHALL BE PICKED UP AND DISPOSED OF PROPERLY.

**LEGEND**

EXISTING	PROPOSED	DESCRIPTION
---	---	CONTOUR
+377.7	□	SPOT ELEVATION
CT/CE	▬	CURB TAPER/END
TC/BC	▬	TOP/BOTTOM OF CURB
HP/LP	▬	HIGH / LOW POINT
+	+	TEST PIT
⊕	⊕	BORING (SEE SPECIFICATIONS FOR BORING INFO)
—	—	FENCE
—	—	UTILITY POLE
—	—	WATER LINE
—	—	FIRE HYDRANT
—	—	STORM PIPE
—	—	UNDERDRAN
—	—	SANITARY PIPE
—	—	OVERHEAD ELECTRIC
—	—	UNDERGROUND ELECTRIC
—	—	TELEPHONE
□	⊙	STORY STRUCTURE
□	⊙	DRYWELL
□	⊙	INLET
□	⊙	CATCH BASIN/MANHOLE
□	⊙	CLEAN OUT
□	⊙	SANITARY MANHOLE
□	□	ASPHALT PAVEMENT-PARKING
□	□	CONCRETE PAVEMENT
□	□	SAFETY SURFACING
□	□	TRAFFIC SIGN
□	□	LIGHT POLE (SEE ELECTRICAL PLANS FOR WIRING)
□	□	CURB
□	□	CURB FLUSH (1" REVEAL UNLESS OTHERWISE NOTED)
□	□	SILT FENCE
○	○	TREE
○	○	SHRUB
○	○	PLANT KEY
○	○	VEGETATION

**EXISTING CONDITIONS & REMOVAL/DEMOLITION NOTES**

- X-LU-SITE-PREP-NOTES
1. SAWCUT ASPHALT OR CONCRETE PAVEMENT. SAWCUT ASPHALT IN NEAR STRAIGHT LINE AND SAWCUT CONCRETE PAVEMENT AT NEAREST SCORE JOINT.
  2. REMOVE ASPHALT PAVEMENT INCLUDING BASE MATERIAL AND DISPOSE OF OFF SITE.
  3. STRIP EXISTING TOPSOIL AND STOCKPILE FOR REUSE.
  4. REMOVE EXISTING CONCRETE PAVEMENT INCLUDING BASE MATERIAL AND DISPOSE OF OFF SITE.
  5. REMOVE EXISTING GRANITE CURBS AND DISPOSE OF OFF SITE.
  6. EXISTING SIGN REMAIN, PROTECT.
  7. EXISTING FIRE HYDRANT TO REMAIN, PROTECT.
  8. EXISTING GAS VALVES AND PIPING TO REMAIN, PROTECT.
  9. EXISTING UTILITY POLE REMAINS, PROTECT.



**SITE PLAN**



Client:  
 BON-TON GLASS  
 ATTN: MIKE TYRRELL  
 459 BURNETT AVE  
 SYRACUSE, NY 13203  
 (315)478-3107

ZONING SUBMISSION  
 12/15/2022

**Bon-Ton Glass Company**  
 326 Hawley Ave  
 Syracuse, NY 13023

**REVISIONS**

1.	2/8/2023	GENERAL REVISIONS
----	----------	-------------------

Drawn By: JPR  
 Checked By: EGK  
 NFA Proj. No: 42038  
 Date: 12/15/2022  
 Scale: AS NOTED

**SITE PREPARATION PLAN**

**L1.0**





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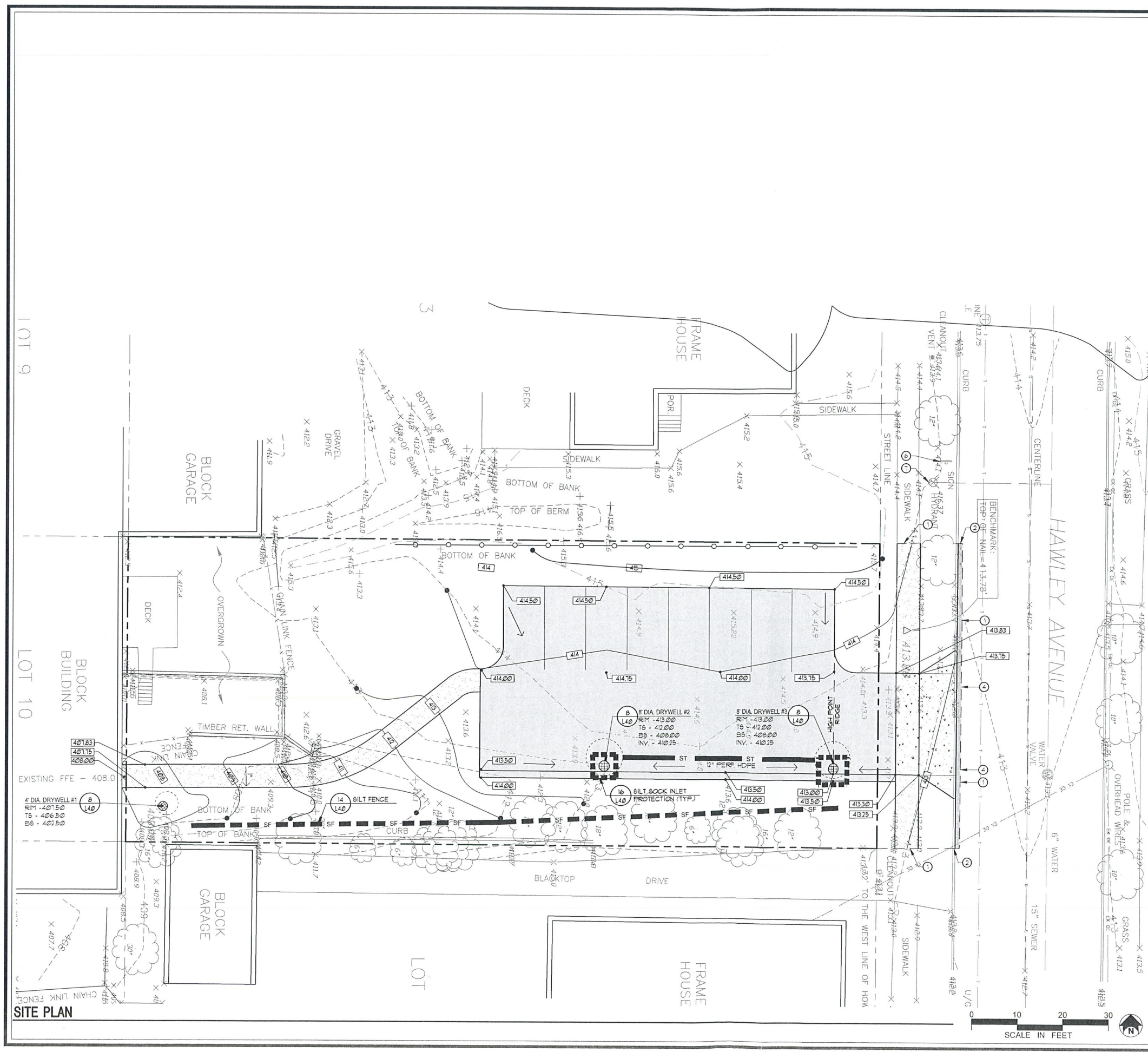
REVISIONS	
1.	2/8/2023 GENERAL REVISIONS

Drawn By: J.P.R.  
Checked By: E.G.K.  
KFA Proj. No.: 42098  
Date: 12/15/2022  
Scale: AS NOTED

SITE GRADING,  
DRAINAGE AND  
UTILITIES PLAN  
**L2.0**

- GRADING and UTILITY GENERAL NOTES**
1. ANY/FILL FILL REQUIRED BELOW PAVING SUBGRADE SHALL ONLY BE COARSE AGGREGATE FILL OR SUBBASE COURSE MATERIALS.
  2. WHEREVER EXISTING STORM STRUCTURES ARE TO BE ABANDONED AND REMOVED, CUT AND PLUG CONNECTING PIPES AND/OR REMOVE PORTIONS OF PIPES WHICH MAY INTERFERE WITH OTHER WORK.
  3. ALL CONCRETE PAVING AT ALL DOORS SHALL BE FLUSH WITH BUILDING FLOOR ELEVATION. CONCRETE PAVEMENT SHALL BE DOUELED TO FOUNDATION WALL PER DETAILS.
  4. CONTRACTOR SHALL COORDINATE ANY DISRUPTIONS TO EXISTING UTILITY SERVICES WITH ADJACENT PROPERTY OWNERS.
  5. ALL ELECTRIC AND TELEPHONE EXTENSIONS INCLUDING SERVICE LINES SHALL BE CONSTRUCTED TO THE APPROPRIATE UTILITY COMPANY SPECIFICATIONS. ALL UTILITY DISCONNECTIONS SHALL BE COORDINATED WITH THE DESIGNATED UTILITY COMPANIES. CONSTRUCTION SHALL NOT START ON ANY PUBLIC UTILITY SYSTEM UNTIL WRITTEN APPROVAL HAS BEEN RECEIVED BY THE ENGINEER FROM THE APPROPRIATE GOVERNING AUTHORITY AND THE CONTRACTOR HAS BEEN NOTIFIED BY THE ENGINEER.
  6. PRIOR TO THE CONSTRUCTION OF OR CONNECTION TO ANY STORM DRAIN, SANITARY SEWER, WATER MAIN OR ANY OF THE DRY UTILITIES, THE CONTRACTOR SHALL EXCAVATE, VERIFY AND CALCULATE ALL POINTS OF CONNECTION AND ALL UTILITY CROSSINGS AND INFORM KEPLINGER FREEMAN ASSOCIATES (KFA/RZ ENGINEERING AND THE OWNER/DEVELOPER OF ANY CONFLICT OR REQUIRED DEVIATIONS FROM THE PLAN. NOTIFICATION SHALL BE MADE A MINIMUM OF 48 HOURS PRIOR TO CONSTRUCTION. KFA AND ITS CLIENTS SHALL BE HELD HARMLESS IN THE EVENT THAT THE CONTRACTOR FAILS TO MAKE SUCH NOTIFICATION.

- SITE GRADING AND UTILITY KEYNOTES**
1. MEET LINE AND GRADE.
  2. MEET TOP AND FACE OF EXISTING CURB.
  3. STRING LINE CURB PRIOR TO INSTALLATION FOR ARCHITECT TO REVIEW. CURB ELEVATION MAY BE ADJUSTED BASED UPON ADJOINING STREET ELEVATIONS.
  4. NEW GRANITE CURB REVEAL AT CURB CUT TO BE 1 1/2 INCHES.



**SITE PLAN**





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ZONING  
SUBMISSION  
12/15/2022

**Bon-Ton Glass Company**  
326 Hawley Ave  
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Drawn By: JFR  
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KFA Proj. No.: 42098  
Date: 12/15/2022  
Scale: AS NOTED

SITE LAYOUT  
PLAN

**L3.0**

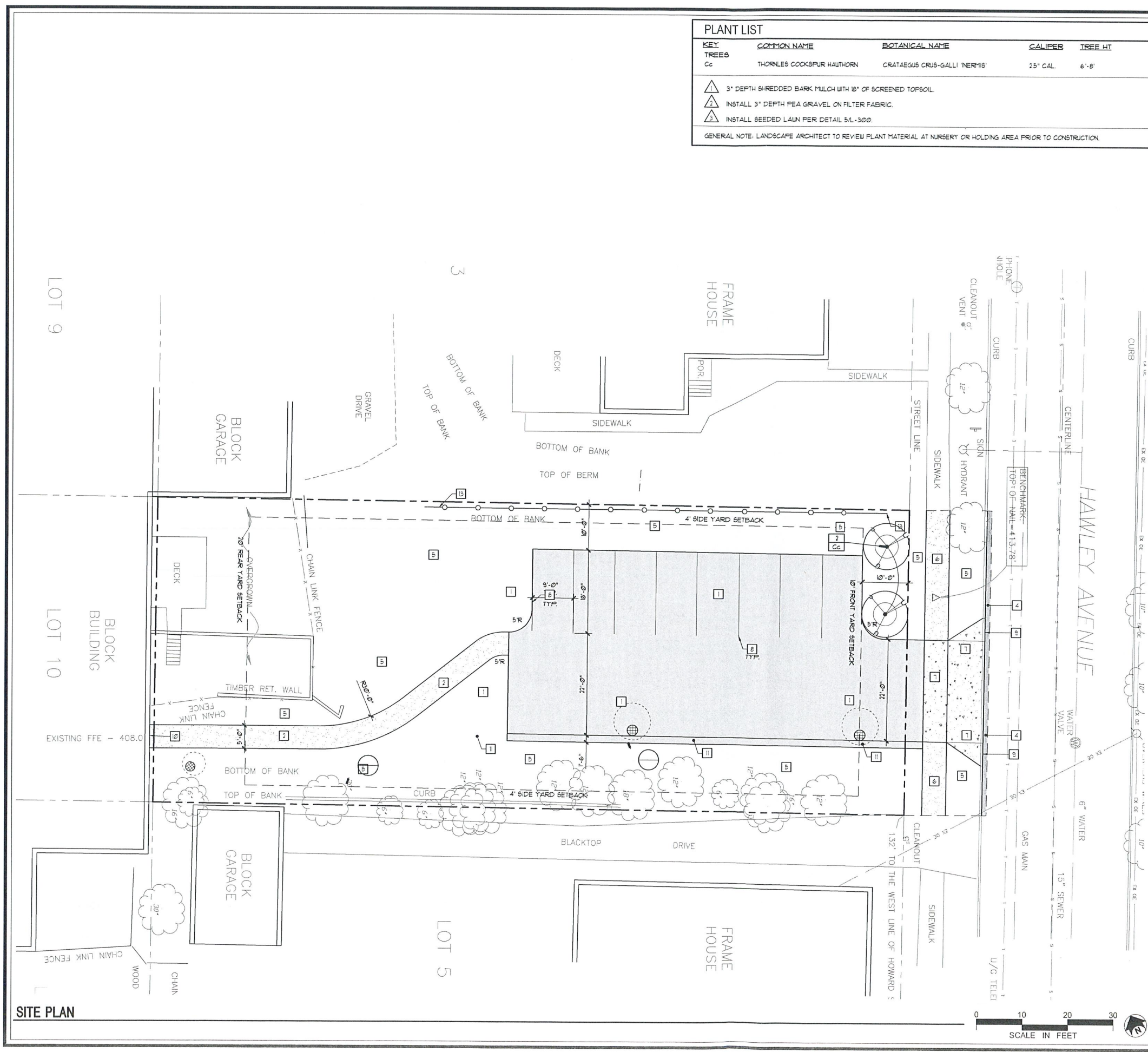
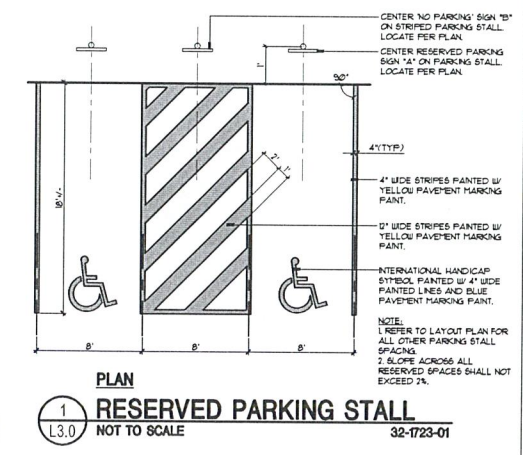
- LAYOUT CONSTRUCTION NOTES** L3.0-LAYOUT-NOTES
1. INSTALL ASPHALT PAVEMENT-PARKING PER DETAIL 1/1.4.0.
  2. INSTALL CONCRETE PAVEMENT PER DETAIL 2/1.4.0.
  3. INSTALL CONCRETE PAVEMENT-HEAVY DUTY PER DETAIL 5/1.4.0.
  4. INSTALL CITY OF SYRACUSE PAVEMENT REPAIR PER DETAIL 13/1.4.0.
  5. INSTALL SEEDED LAWN IN ALL DISTURBED AREAS PER DETAIL 10/1.4.0.
  6. INSTALL CITY OF SYRACUSE 2-FOUR CONCRETE PAVEMENT PER DETAIL 6/1.4.0.
  7. INSTALL CITY OF SYRACUSE 2-FOUR CONCRETE PAVEMENT-HEAVY DUTY PER DETAIL 5/1.4.0.
  8. PROVIDE 4" WIDE WHITE PAINT LINES - TYPICAL.
  9. INSTALL GRANITE CURB PER DETAIL 11/1.4.0.
  10. INSTALL CONCRETE DOELING PER DETAIL 7/1.4.0.
  11. INSTALL ASPHALT KICKUP GUTTER PER DETAIL 17/1.4.0.
  12. NOTE OMITTED.
  13. INSTALL 6 FT. HEIGHT PVC PRIVACY FENCE PER DETAIL 17/1.4.0.

**PLANT LIST**

KEY	COMMON NAME	BOTANICAL NAME	CALIPER	TREE HT
TREES				
Cc	THORNLESS COCKSPUR HAWTHORN	CRATAEGUS CRUS-GALLI 'NERMIS'	25" CAL.	6'-8'

1. 3" DEPTH SHREDDED BARK MULCH WITH 18" OF SCREENED TOPSOIL.  
 2. INSTALL 3" DEPTH PEA GRAVEL ON FILTER FABRIC.  
 3. INSTALL SEEDED LAWN PER DETAIL 5/L-300.

GENERAL NOTE: LANDSCAPE ARCHITECT TO REVIEW PLANT MATERIAL AT NURSERY OR HOLDING AREA PRIOR TO CONSTRUCTION.







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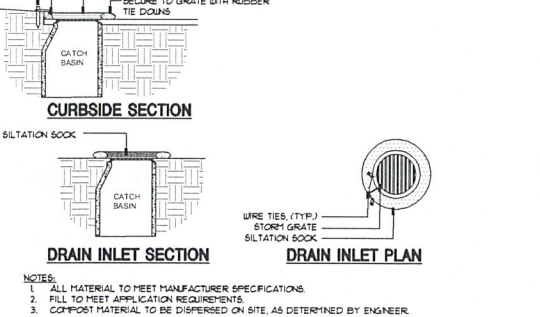
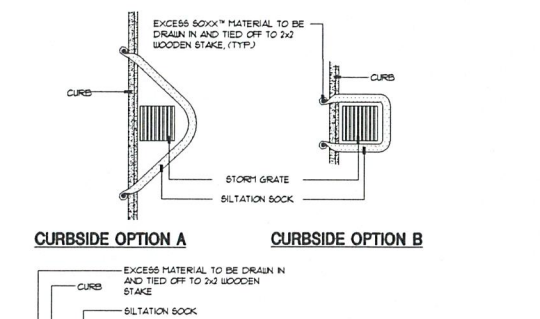
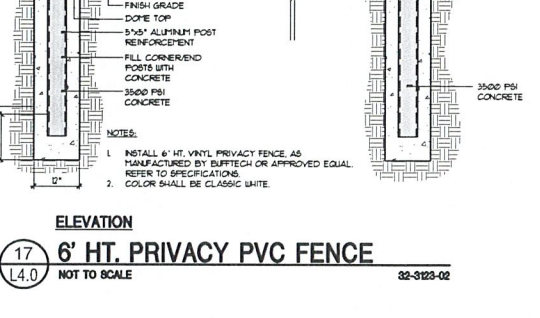
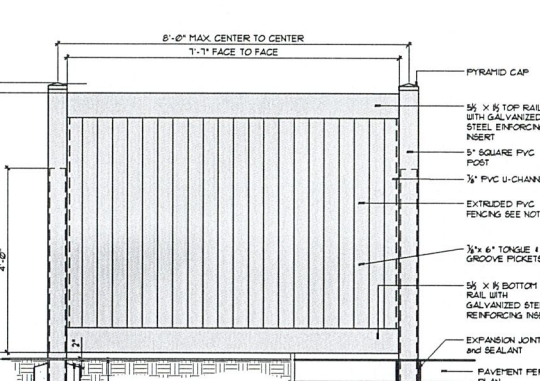
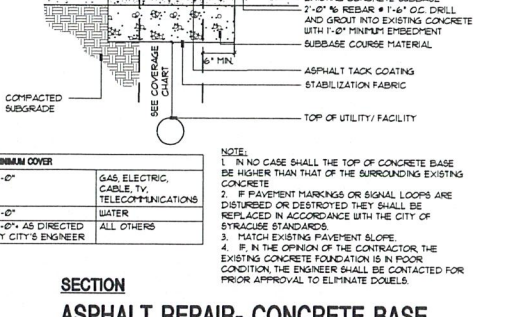
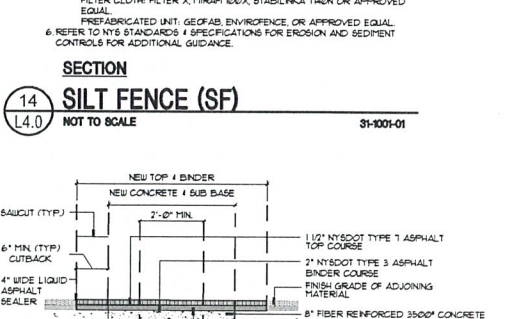
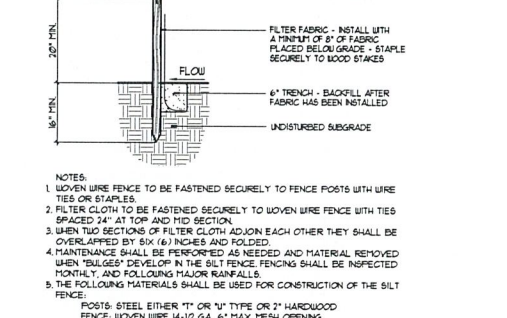
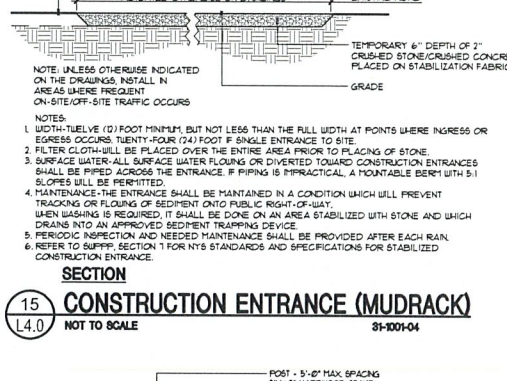
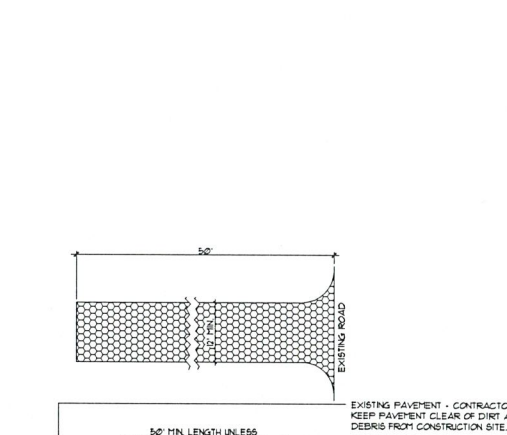
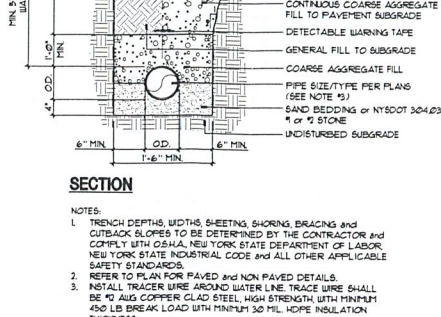
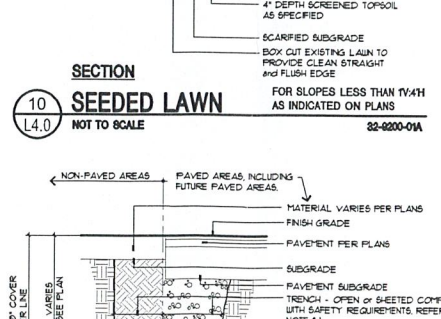
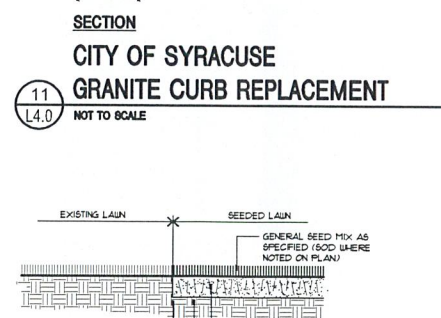
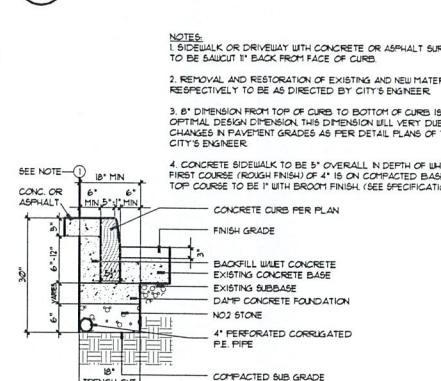
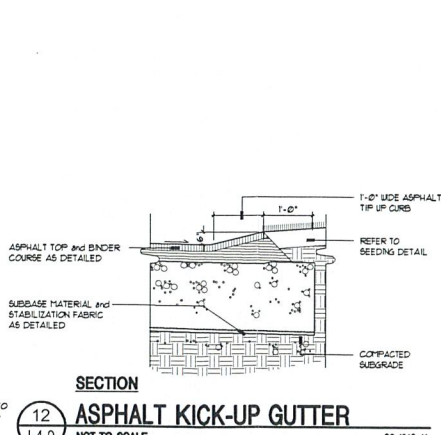
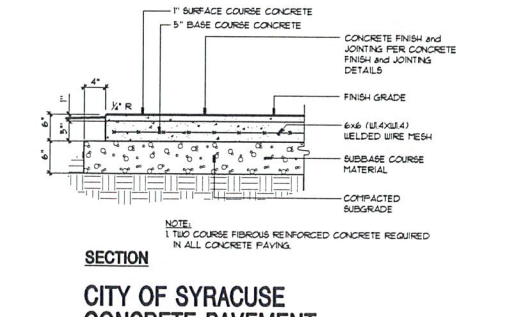
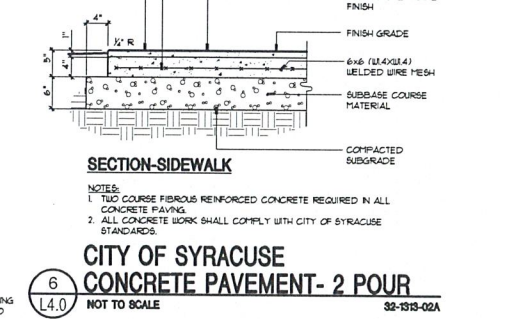
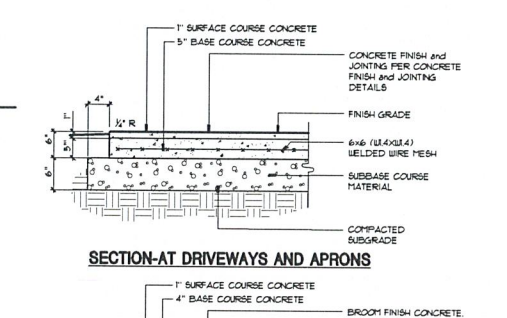
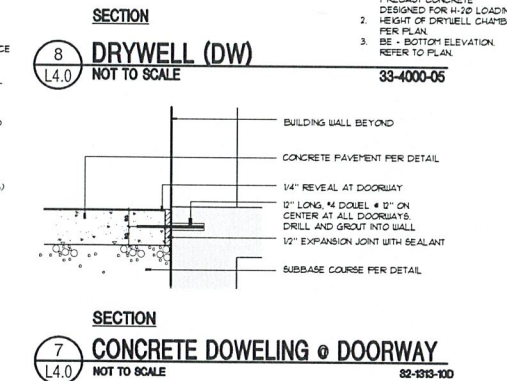
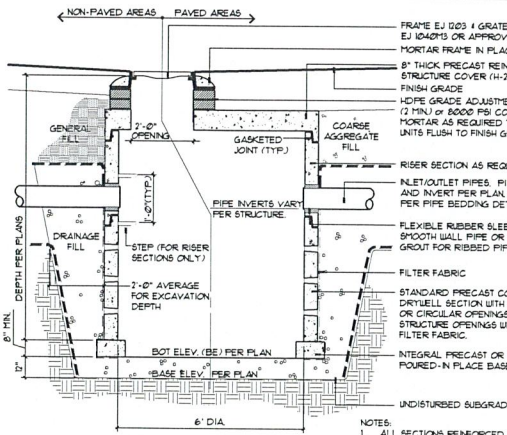
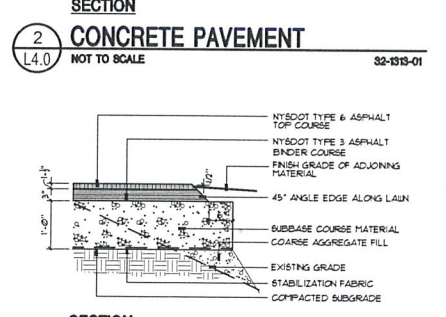
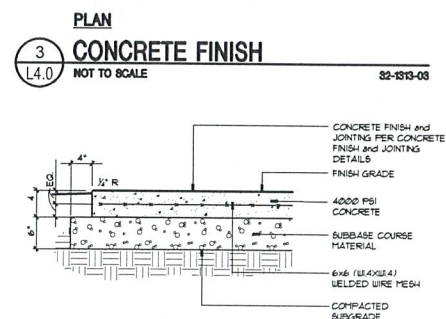
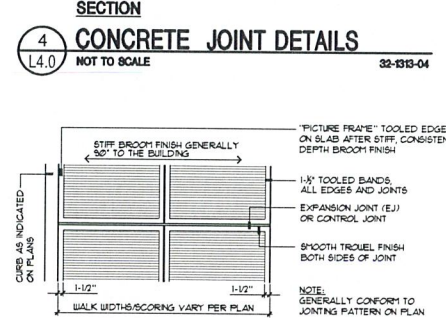
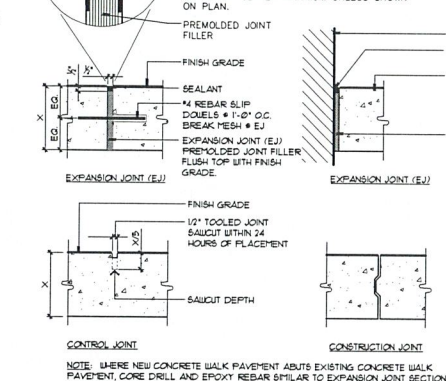
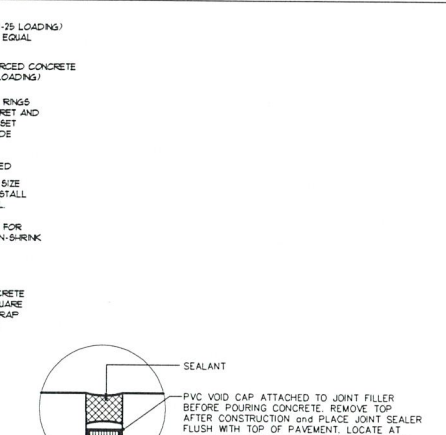
Bon-Ton Glass Company  
 326 Hawley Ave  
 Syracuse, NY 13023

REVISIONS	
1.	2/7/2023 GENERAL REVISIONS

Drawn By: JFR  
 Checked By: EJK  
 NFA Proj. No.: 42098  
 Date: 12/15/2022  
 Scale: AS NOTED

SITE DETAILS

L4.0







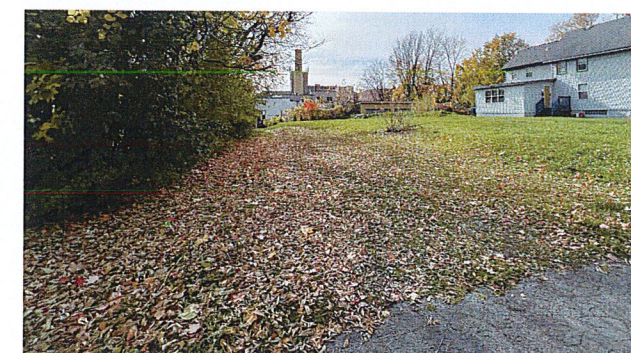
1 PL-1 LOOKING SOUTH FROM HAWLEY AVE



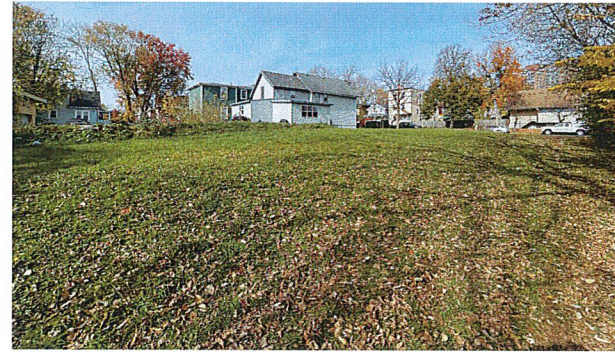
2 PL-1 LOOKING EAST TO WEST ALONG HAWLEY AVE



3 PL-1 LOOKING SOUTHEAST FROM HAWLEY AVE



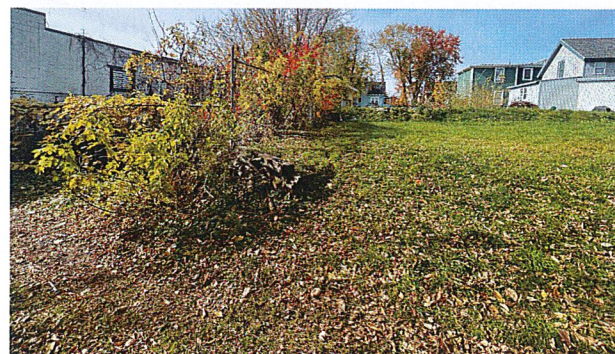
4 PL-1 LOOKING SOUTHWEST ACROSS THE STREET FROM SITE



5 PL-1 LOOKING NORTHWEST FROM SOUTH EAST CORNER



6 PL-1 LOOKING SOUTHEAST AT BUILDING ENTRANCE ON SITE



7 PL-1 LOOKING FROM EAST SIDE OF SITE



LOCATION MAP



Client:  
BON-TON GLASS  
ATTN: MIKE TYRRELL  
459 BURDET AVE  
SYRACUSE, NY 13203  
(315)476-3107

ZONING  
SUBMISSION  
12/15/2022

Bon-Ton Glass Company  
326 Hawley Ave  
Syracuse, NY 13023

REVISIONS
1. 2/7/2023 GENERAL REVISIONS

Drawn By: JFR  
Checked By: EGK  
KFA Proj. No: 42022  
Date: 12/15/2022  
Scale: AS NOTED

Title:  
PHOTOBOARD



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SECTION 103  
SECTION 18  
SECTION 30  
SECTION 18  
SECTION 30  
SECTION 30  
SECTION 103

OB (05)  
BA (32, 33, 06)  
RB (11, 12, 01)  
IA (01, 05, 11)  
IA (01, 05)

James Street Amosities  
Bread of Life in Christ Church  
Emmanuel Baptist Church

N. McBRIDE STREET  
WAYNE STREET  
GREEN STREET  
BURNET STREET

1 IN

AD #1  
#6  
#12

44.00 x 34.00 in

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# 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.

<b>Part 1 – Project and Sponsor Information</b>			
Bon-Ton Glass Company			
Name of Action or Project: Parking Lot Addition			
Project Location (describe, and attach a location map): 326 Hawley Ave. Syracuse, NY 13023			
Brief Description of Proposed Action: The project consists of the construction of an 10 car asphalt parking lot. Other site improvements include a sidewalk from the parking lot to the building entrance, three drywells for stormwater management and landscaping.			
Name of Applicant or Sponsor: Mike Tyrell		Telephone: 315-476-3107 E-Mail: mtyrrell@bontonglass.com	
Address: 459 Burnett Ave			
City/PO: Syracuse		State: NY	Zip Code: 13022
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 checked="" 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 type="checkbox"/>
			YES <input checked="" type="checkbox"/>
3. a. Total acreage of the site of the proposed action?		_____ 0.26 acres	
b. Total acreage to be physically disturbed?		_____ 0.22 acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		_____ 0.26 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 type="checkbox"/> Other(Specify):			
<input type="checkbox"/> Parkland			

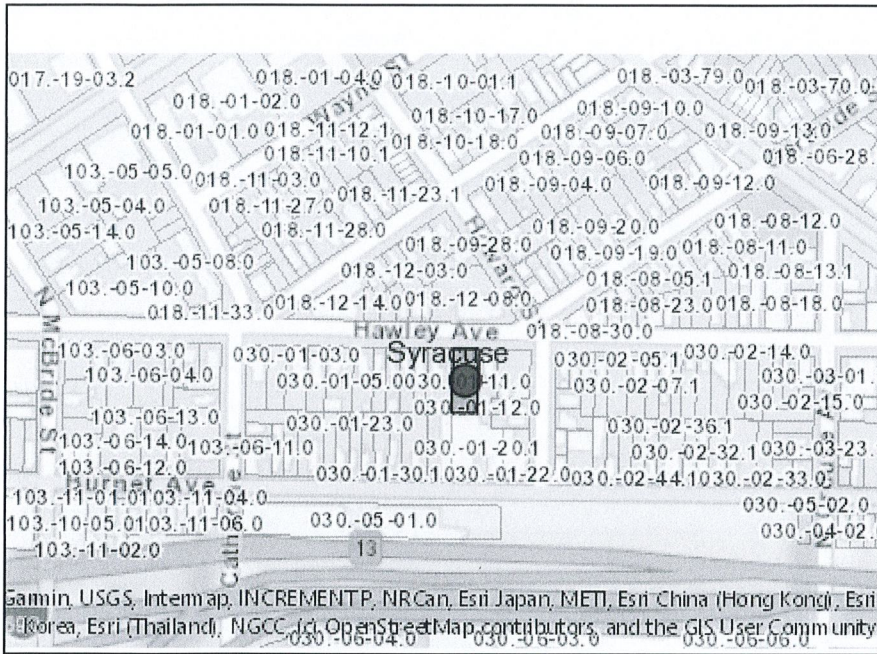


5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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 checked="" type="checkbox"/>	<input 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 checked="" 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: _____ _____	<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 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?	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: _____ _____ _____			

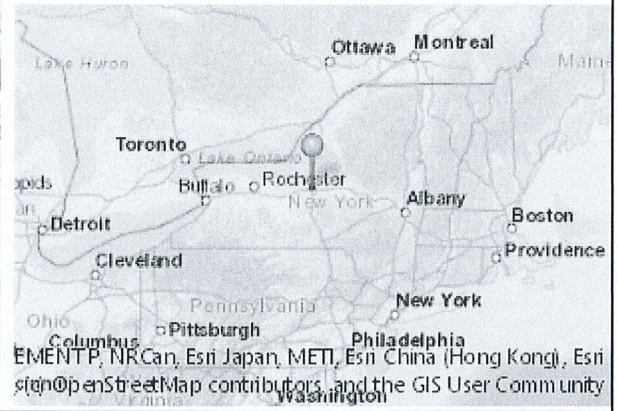








**Disclaimer:** The EAF Mapper is a screening tool intended to assist project sponsors and reviewing agencies in preparing an environmental assessment form (EAF). Not all questions asked in the EAF are answered by the EAF Mapper. Additional information on any EAF question can be obtained by consulting 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]	Yes
Part 1 / Question 12b [Archeological Sites]	No
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	No
Part 1 / Question 15 [Threatened or Endangered Animal]	Yes
Part 1 / Question 15 [Threatened or Endangered Animal - Name]	Peregrine Falcon
Part 1 / Question 16 [100 Year Flood Plain]	No
Part 1 / Question 20 [Remediation Site]	Yes