

## **EXHIBIT A**

**Full Environmental Assessment Form**  
**Part 1 - Project and Setting**

**Instructions for Completing Part 1**

**Part 1 is to be completed by the applicant or project sponsor.** 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; indicate whether missing information does not exist, or is not reasonably available to the sponsor; and, when possible, generally describe work or studies which would be necessary to update or fully develop that information.

Applicants/sponsors must complete all items in Sections A & B. In Sections C, D & E, most items contain an initial question that must be answered either “Yes” or “No”. If the answer to the initial question is “Yes”, complete the sub-questions that follow. If the answer to the initial question is “No”, proceed to the next question. Section F allows the project sponsor to identify and attach any additional information. Section G requires the name and signature of the applicant or project sponsor to verify that the information contained in Part 1 is accurate and complete.

**A. Project and Applicant/Sponsor Information.**

Name of Action or Project: Briarcliff Solar, LLC		
Project Location (describe, and attach a general location map): 345 Scarborough Road, Village of Briarcliff Manor, New York; GPS Coordinates 41.14187721053998, -73.85501441552442		
Brief Description of Proposed Action (include purpose or need):  The overall site is identified on the Briarcliff Manor tax map as Parcel numbers 97.16-1-1 and 97.12-1-9 with a total parcel size of ~95.50 acres. The proposed project consists of the demolition of the existing multi story commercial complex, covering ~5.6 acres of the parcel; and the installation of two 5MW(AC) ground mounted solar PV systems covering ~43.8 acres of the parcel with a maximum height above grade ~8.5 ft.  The Solar PV modules will be mounted on a structural steel frame supported on driven steel piles. Due to the nature of the support system, ground disturbance will be minimal. Natural low growth vegetation around the site will act as a buffer between the array, roads, and adjacent properties. The vegetation will be enhanced in order to retain the present site drainage patterns and runoff quantities. Site Access will be achieved through the use of the existing on-site road. The construction of a new site entrance is not required. The electrical grid interface point and underground cables will be used to connect the solar arrays to the electrical panels, disconnects, and transformer. The installation will be compliant with all local, statewide, and federal permitting standards. There will be no buildings constructed and no regular on-site employees, a maintenance crew will tend to the site as needed.		
Name of Applicant/Sponsor: Briarcliff Solar, LLC (Nadia Jagdat)	Telephone: 212-389-9215	
	E-Mail: nadia.jagdat@ysgsolar.com	
Address: 79 Madison Avenue, 8th Floor		
City/PO: New York	State: New York	Zip Code: 10016
Project Contact (if not same as sponsor; give name and title/role): Briarcliff Solar, LLC (Jim Taravella)	Telephone: 212-389-9215	
	E-Mail: james.t@ysgsolar.com	
Address: 79 Madison Avenue, 8th Floor		
City/PO: New York	State: New York	Zip Code: 10016
Property Owner (if not same as sponsor): Briarcliff Land Holdings LLC	Telephone: 212-389-9215	
	E-Mail: operations@ysgsolar.com	
Address: 79 Madison Avenue, 8th Floor		
City/PO: New York	State: New York	Zip Code: 10016

## B. Government Approvals

**B. Government Approvals, Funding, or Sponsorship.** (“Funding” includes grants, loans, tax relief, and any other forms of financial assistance.)

Government Entity	If Yes: Identify Agency and Approval(s) Required	Application Date (Actual or projected)
a. City Counsel, Town Board, <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No or Village Board of Trustees	Village Board of Trustees: Special Use Permit	October 2022
b. City, Town or Village Planning Board or Commission <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Village Planning Board: Site Plan Approval	October 2022
c. City, Town or Village Zoning Board of Appeals <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
d. Other local agencies <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Town of Ossining PILOT	November 2022
e. County agencies <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Westchester County Industrial Development Agency	November 30, 2021
f. Regional agencies <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
g. State agencies <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1.NYS Department of Environmental Conservation 2.NYS Parks, Recreation & Historic Preservation	September 2022
h. Federal agencies <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1.U.S. Fish and Wildlife Service - no impact 2.U.S. Army Corps of Engineers - no impact	September 2022
i. Coastal Resources. i. Is the project site within a Coastal Area, or the waterfront area of a Designated Inland Waterway? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No  ii. Is the project site located in a community with an approved Local Waterfront Revitalization Program? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No iii. Is the project site within a Coastal Erosion Hazard Area? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		

## C. Planning and Zoning

### C.1. Planning and zoning actions.

Will administrative or legislative adoption, or amendment of a plan, local law, ordinance, rule or regulation be the only approval(s) which must be granted to enable the proposed action to proceed? ☐ Yes ☒ No

- If Yes, complete sections C, F and G.
- If No, proceed to question C.2 and complete all remaining sections and questions in Part 1

### C.2. Adopted land use plans.

a. Do any municipally- adopted (city, town, village or county) comprehensive land use plan(s) include the site where the proposed action would be located? ☒ Yes ☐ No

If Yes, does the comprehensive plan include specific recommendations for the site where the proposed action would be located? ☒ Yes ☐ No

b. Is the site of the proposed action within any local or regional special planning district (for example: Greenway; Brownfield Opportunity Area (BOA); designated State or Federal heritage area; watershed management plan; or other?) ☐ Yes ☒ No

If Yes, identify the plan(s):

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c. Is the proposed action located wholly or partially within an area listed in an adopted municipal open space plan, or an adopted municipal farmland protection plan? ☐ Yes ☒ No

If Yes, identify the plan(s):

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### C.3. Zoning

a. Is the site of the proposed action located in a municipality with an adopted zoning law or ordinance. ☒ Yes ☐ No

If Yes, what is the zoning classification(s) including any applicable overlay district?

Village of Briarcliff Manor Zoning: Parcel 97.16-1-1 and Parcel 97.12-1-9 are both zoned as Business District CT1 (Complementary Use Transition 1), R60A and R20B. No work is proposed within zone R20B.

b. Is the use permitted or allowed by a special or conditional use permit? ☒ Yes ☐ No

c. Is a zoning change requested as part of the proposed action? ☐ Yes ☒ No

If Yes,

i. What is the proposed new zoning for the site? \_\_\_\_\_

### C.4. Existing community services.

a. In what school district is the project site located? Briarcliff Manor Union Free School District.

b. What police or other public protection forces serve the project site?

The Village of Briarcliff Manor Police Department.

c. Which fire protection and emergency medical services serve the project site?

The Briarcliff Manor Ambulance Corps in the Fire Department serves the emergency medical needs of the community.

d. What parks serve the project site?

None

### D. Project Details

#### D.1. Proposed and Potential Development

a. What is the general nature of the proposed action (e.g., residential, industrial, commercial, recreational; if mixed, include all components)?

Commercial Solar Development

b. a. Total acreage of the site of the proposed action? 95.50 acres

b. Total acreage to be physically disturbed? 43.80 acres

c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? 97.73 acres

c. Is the proposed action an expansion of an existing project or use? ☐ Yes ☒ No

i. If Yes, what is the approximate percentage of the proposed expansion and identify the units (e.g., acres, miles, housing units, square feet)? % \_\_\_\_\_ Units: \_\_\_\_\_

d. Is the proposed action a subdivision, or does it include a subdivision? ☐ Yes ☒ No

If Yes,

i. Purpose or type of subdivision? (e.g., residential, industrial, commercial; if mixed, specify types)

ii. Is a cluster/conservation layout proposed? ☐ Yes ☐ No

iii. Number of lots proposed? \_\_\_\_\_

iv. Minimum and maximum proposed lot sizes? Minimum \_\_\_\_\_ Maximum \_\_\_\_\_

e. Will the proposed action be constructed in multiple phases? ☐ Yes ☒ No

i. If No, anticipated period of construction: 12 months

ii. If Yes:

- Total number of phases anticipated \_\_\_\_\_

- Anticipated commencement date of phase 1 (including demolition) \_\_\_\_\_ month \_\_\_\_\_ year

- Anticipated completion date of final phase \_\_\_\_\_ month \_\_\_\_\_ year

- Generally describe connections or relationships among phases, including any contingencies where progress of one phase may determine timing or duration of future phases: \_\_\_\_\_



f. Does the project include new residential uses? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span> If Yes, show numbers of units proposed.				
	<u>One Family</u>	<u>Two Family</u>	<u>Three Family</u>	<u>Multiple Family (four or more)</u>
Initial Phase	_____	_____	_____	_____
At completion	_____	_____	_____	_____
of all phases	_____	_____	_____	_____

g. Does the proposed action include new non-residential construction (including expansions)? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span> If Yes,	
i. Total number of structures <u>286</u> ii. Dimensions (in feet) of largest proposed structure: <u>8.5'</u> height; <u>7.7'</u> width; and <u>varies</u> length iii. Approximate extent of building space to be heated or cooled: <u>N/A</u> square feet	

h. Does the proposed action include construction or other activities that will result in the impoundment of any liquids, such as creation of a water supply, reservoir, pond, lake, waste lagoon or other storage? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span> If Yes,	
i. Purpose of the impoundment: _____ ii. If a water impoundment, the principal source of the water: <input type="checkbox"/> Ground water <input type="checkbox"/> Surface water streams <input type="checkbox"/> Other specify: _____ iii. If other than water, identify the type of impounded/contained liquids and their source. _____ iv. Approximate size of the proposed impoundment. Volume: _____ million gallons; surface area: _____ acres v. Dimensions of the proposed dam or impounding structure: _____ height; _____ length vi. Construction method/materials for the proposed dam or impounding structure (e.g., earth fill, rock, wood, concrete): _____	

**D.2. Project Operations**

a. Does the proposed action include any excavation, mining, or dredging, during construction, operations, or both? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span> (Not including general site preparation, grading or installation of utilities or foundations where all excavated materials will remain onsite) If Yes:	
i. What is the purpose of the excavation or dredging? _____ ii. How much material (including rock, earth, sediments, etc.) is proposed to be removed from the site? • Volume (specify tons or cubic yards): _____ • Over what duration of time? _____ iii. Describe nature and characteristics of materials to be excavated or dredged, and plans to use, manage or dispose of them. _____ _____ _____ iv. Will there be onsite dewatering or processing of excavated materials? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span> If yes, describe. _____ _____ _____ v. What is the total area to be dredged or excavated? _____ acres vi. What is the maximum area to be worked at any one time? _____ acres vii. What would be the maximum depth of excavation or dredging? _____ feet viii. Will the excavation require blasting? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span> ix. Summarize site reclamation goals and plan: _____ _____ _____	

b. Would the proposed action cause or result in alteration of, increase or decrease in size of, or encroachment into any existing wetland, waterbody, shoreline, beach or adjacent area? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span> If Yes:	
i. Identify the wetland or waterbody which would be affected (by name, water index number, wetland map number or geographic description): _____ _____ _____	

*ii.* Describe how the proposed action would affect that waterbody or wetland, e.g. excavation, fill, placement of structures, or alteration of channels, banks and shorelines. Indicate extent of activities, alterations and additions in square feet or acres:

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

*iii.* Will the proposed action cause or result in disturbance to bottom sediments? ☐ Yes ☐ No  
If Yes, describe: \_\_\_\_\_

*iv.* Will the proposed action cause or result in the destruction or removal of aquatic vegetation? ☐ Yes ☐ No  
If Yes:

- acres of aquatic vegetation proposed to be removed: \_\_\_\_\_
- expected acreage of aquatic vegetation remaining after project completion: \_\_\_\_\_
- purpose of proposed removal (e.g. beach clearing, invasive species control, boat access): \_\_\_\_\_
- proposed method of plant removal: \_\_\_\_\_
- if chemical/herbicide treatment will be used, specify product(s): \_\_\_\_\_

*v.* Describe any proposed reclamation/mitigation following disturbance: \_\_\_\_\_

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*c.* Will the proposed action use, or create a new demand for water? ☐ Yes ☒ No  
If Yes:

*i.* Total anticipated water usage/demand per day: \_\_\_\_\_ gallons/day

*ii.* Will the proposed action obtain water from an existing public water supply? ☐ Yes ☐ No  
If Yes:

- Name of district or service area: \_\_\_\_\_
- Does the existing public water supply have capacity to serve the proposal? ☐ Yes ☐ No
- Is the project site in the existing district? ☐ Yes ☐ No
- Is expansion of the district needed? ☐ Yes ☐ No
- Do existing lines serve the project site? ☐ Yes ☐ No

*iii.* Will line extension within an existing district be necessary to supply the project? ☐ Yes ☐ No  
If Yes:

- Describe extensions or capacity expansions proposed to serve this project: \_\_\_\_\_
- Source(s) of supply for the district: \_\_\_\_\_

*iv.* Is a new water supply district or service area proposed to be formed to serve the project site? ☐ Yes ☐ No  
If Yes:

- Applicant/sponsor for new district: \_\_\_\_\_
- Date application submitted or anticipated: \_\_\_\_\_
- Proposed source(s) of supply for new district: \_\_\_\_\_

*v.* If a public water supply will not be used, describe plans to provide water supply for the project: \_\_\_\_\_

*vi.* If water supply will be from wells (public or private), what is the maximum pumping capacity: \_\_\_\_\_ gallons/minute.

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*d.* Will the proposed action generate liquid wastes? ☐ Yes ☒ No  
If Yes:

*i.* Total anticipated liquid waste generation per day: \_\_\_\_\_ gallons/day

*ii.* Nature of liquid wastes to be generated (e.g., sanitary wastewater, industrial; if combination, describe all components and approximate volumes or proportions of each): \_\_\_\_\_

\_\_\_\_\_

*iii.* Will the proposed action use any existing public wastewater treatment facilities? ☐ Yes ☐ No  
If Yes:

- Name of wastewater treatment plant to be used: \_\_\_\_\_
- Name of district: \_\_\_\_\_
- Does the existing wastewater treatment plant have capacity to serve the project? ☐ Yes ☐ No
- Is the project site in the existing district? ☐ Yes ☐ No
- Is expansion of the district needed? ☐ Yes ☐ No

<ul style="list-style-type: none"> <li>• Do existing sewer lines serve the project site? _____</li> <li>• Will a line extension within an existing district be necessary to serve the project? _____</li> </ul> <p>If Yes:</p> <ul style="list-style-type: none"> <li>• Describe extensions or capacity expansions proposed to serve this project: _____</li> </ul>	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Yes <input type="checkbox"/> No
iv. Will a new wastewater (sewage) treatment district be formed to serve the project site? _____	
<p>If Yes:</p> <ul style="list-style-type: none"> <li>• Applicant/sponsor for new district: _____</li> <li>• Date application submitted or anticipated: _____</li> <li>• What is the receiving water for the wastewater discharge? _____</li> </ul>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
v. If public facilities will not be used, describe plans to provide wastewater treatment for the project, including specifying proposed receiving water (name and classification if surface discharge or describe subsurface disposal plans): _____ _____ _____	
vi. Describe any plans or designs to capture, recycle or reuse liquid waste: _____ _____ _____	
e. Will the proposed action disturb more than one acre and create stormwater runoff, either from new point sources (i.e. ditches, pipes, swales, curbs, gutters or other concentrated flows of stormwater) or non-point source (i.e. sheet flow) during construction or post construction? _____	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
If Yes:	
i. How much impervious surface will the project create in relation to total size of project parcel? _____ Square feet or _____ 0 acres (impervious surface) (1) _____ Square feet or _____ 95.5 acres (parcel size)	
ii. Describe types of new point sources, discharges from grass filter strips _____ _____	
iii. Where will the stormwater runoff be directed (i.e. on-site stormwater management facility/structures, adjacent properties, groundwater, on-site surface water or off-site surface waters)? _____ stormwater from the transformer concrete pads will sheet flow to the grass filter strips for treatment. _____ _____	
• If to surface waters, identify receiving water bodies or wetlands: _____ onsite wetlands and streams _____	
• Will stormwater runoff flow to adjacent properties? (2) _____	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
iv. Does the proposed plan minimize impervious surfaces, use pervious materials or collect and re-use stormwater? _____	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
f. Does the proposed action include, or will it use on-site, one or more sources of air emissions, including fuel combustion, waste incineration, or other processes or operations? _____	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If Yes, identify:	
i. Mobile sources during project operations (e.g., heavy equipment, fleet or delivery vehicles) _____	
ii. Stationary sources during construction (e.g., power generation, structural heating, batch plant, crushers) _____	
iii. Stationary sources during operations (e.g., process emissions, large boilers, electric generation) _____ _____	
g. Will any air emission sources named in D.2.f (above), require a NY State Air Registration, Air Facility Permit, or Federal Clean Air Act Title IV or Title V Permit? _____	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If Yes:	
i. Is the project site located in an Air quality non-attainment area? (Area routinely or periodically fails to meet ambient air quality standards for all or some parts of the year) _____	
<input type="checkbox"/> Yes <input type="checkbox"/> No	
ii. In addition to emissions as calculated in the application, the project will generate:	
<ul style="list-style-type: none"> <li>• _____ Tons/year (short tons) of Carbon Dioxide (CO<sub>2</sub>)</li> <li>• _____ Tons/year (short tons) of Nitrous Oxide (N<sub>2</sub>O)</li> <li>• _____ Tons/year (short tons) of Perfluorocarbons (PFCs)</li> <li>• _____ Tons/year (short tons) of Sulfur Hexafluoride (SF<sub>6</sub>)</li> <li>• _____ Tons/year (short tons) of Carbon Dioxide equivalent of Hydrofluorocarbons (HFCs)</li> <li>• _____ Tons/year (short tons) of Hazardous Air Pollutants (HAPs)</li> </ul>	

(1) There is a decrease in existing impervious area.

(2) Stormwater runoff will flow overland to the onsite wetlands and stream, which is located along the adjacent properties.

<p>h. Will the proposed action generate or emit methane (including, but not limited to, sewage treatment plants, landfills, composting facilities)? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. Estimate methane generation in tons/year (metric): _____</p> <p style="margin-left: 20px;">ii. Describe any methane capture, control or elimination measures included in project design (e.g., combustion to generate heat or electricity, flaring): _____</p>			
<p>i. Will the proposed action result in the release of air pollutants from open-air operations or processes, such as quarry or landfill operations? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes: Describe operations and nature of emissions (e.g., diesel exhaust, rock particulates/dust): _____</p>			
<p>j. Will the proposed action result in a substantial increase in traffic above present levels or generate substantial new demand for transportation facilities or services? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. When is the peak traffic expected (Check all that apply): <input type="checkbox"/> Morning <input type="checkbox"/> Evening <input type="checkbox"/> Weekend  <input type="checkbox"/> Randomly between hours of _____ to _____.</p> <p style="margin-left: 20px;">ii. For commercial activities only, projected number of truck trips/day and type (e.g., semi trailers and dump trucks): _____</p> <p style="margin-left: 20px;">iii. Parking spaces: Existing _____ Proposed _____ Net increase/decrease _____</p> <p style="margin-left: 20px;">iv. Does the proposed action include any shared use parking? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p style="margin-left: 20px;">v. If the proposed action includes any modification of existing roads, creation of new roads or change in existing access, describe: _____</p> <p style="margin-left: 20px;">vi. Are public/private transportation service(s) or facilities available within ½ mile of the proposed site? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p style="margin-left: 20px;">vii. Will the proposed action include access to public transportation or accommodations for use of hybrid, electric or other alternative fueled vehicles? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p style="margin-left: 20px;">viii. Will the proposed action include plans for pedestrian or bicycle accommodations for connections to existing pedestrian or bicycle routes? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p>			
<p>k. Will the proposed action (for commercial or industrial projects only) generate new or additional demand for energy? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. Estimate annual electricity demand during operation of the proposed action: _____</p> <p style="margin-left: 20px;">ii. Anticipated sources/suppliers of electricity for the project (e.g., on-site combustion, on-site renewable, via grid/local utility, or other): _____</p> <p style="margin-left: 20px;">iii. Will the proposed action require a new, or an upgrade, to an existing substation? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p>			
<p>l. Hours of operation. Answer all items which apply.</p> <table style="width: 100%; border: none;"> <tr> <td style="width: 50%; vertical-align: top;"> <p>i. During Construction:</p> <ul style="list-style-type: none"> <li>• Monday - Friday: _____ 8 am to 6 pm</li> <li>• Saturday: _____ N/A</li> <li>• Sunday: _____ N/A</li> <li>• Holidays: _____ N/A</li> </ul> </td> <td style="width: 50%; vertical-align: top;"> <p>ii. During Operations:</p> <ul style="list-style-type: none"> <li>• Monday - Friday: _____ Daylight Hours: Sunrise to Sunset</li> <li>• Saturday: _____ Daylight Hours: Sunrise to Sunset</li> <li>• Sunday: _____ Daylight Hours: Sunrise to Sunset</li> <li>• Holidays: _____ Daylight Hours: Sunrise to Sunset</li> </ul> </td> </tr> </table>		<p>i. During Construction:</p> <ul style="list-style-type: none"> <li>• Monday - Friday: _____ 8 am to 6 pm</li> <li>• Saturday: _____ N/A</li> <li>• Sunday: _____ N/A</li> <li>• Holidays: _____ N/A</li> </ul>	<p>ii. During Operations:</p> <ul style="list-style-type: none"> <li>• Monday - Friday: _____ Daylight Hours: Sunrise to Sunset</li> <li>• Saturday: _____ Daylight Hours: Sunrise to Sunset</li> <li>• Sunday: _____ Daylight Hours: Sunrise to Sunset</li> <li>• Holidays: _____ Daylight Hours: Sunrise to Sunset</li> </ul>
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<p>m. Will the proposed action produce noise that will exceed existing ambient noise levels during construction, operation, or both? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>If yes:</p> <p>i. Provide details including sources, time of day and duration:</p> <p style="margin-left: 20px;">The increase in noise is a temporary impact during construction as a result of construction equipment. The noise increase will only occur during hours of construction.</p> <p>ii. Will the proposed action remove existing natural barriers that could act as a noise barrier or screen? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p style="margin-left: 20px;">Describe: 17.1 acres of tree removal will occur within the array location, which is located in the center of the site. Approximately 45 acres of the existing wooded areas along the property lines will remain.</p>	
<p>n. Will the proposed action have outdoor lighting? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>If yes:</p> <p>i. Describe source(s), location(s), height of fixture(s), direction/aim, and proximity to nearest occupied structures:</p> <p style="margin-left: 20px;">The existing lighting at the entrance/exit on Scarborough Road and Holbrook Road will remain for security purposes. A small motion sensor light will be installed at the gates to the fenced array area, which will be pointed downward.</p> <p>ii. Will proposed action remove existing natural barriers that could act as a light barrier or screen? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p style="margin-left: 20px;">Describe: 17.1 acres of tree removal will occur within the array location, which is located in the center of the site. Approximately 45 acres of the existing wooded areas along the property lines will remain.</p>	
<p>o. Does the proposed action have the potential to produce odors for more than one hour per day? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p style="margin-left: 20px;">If Yes, describe possible sources, potential frequency and duration of odor emissions, and proximity to nearest occupied structures:</p> <p>_____</p> <p>_____</p>	
<p>p. Will the proposed action include any bulk storage of petroleum (combined capacity of over 1,100 gallons) or chemical products 185 gallons in above ground storage or any amount in underground storage? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p>i. Product(s) to be stored _____</p> <p>ii. Volume(s) _____ per unit time _____ (e.g., month, year)</p> <p>iii. Generally, describe the proposed storage facilities: _____</p> <p>_____</p>	
<p>q. Will the proposed action (commercial, industrial and recreational projects only) use pesticides (i.e., herbicides, insecticides) during construction or operation? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p>i. Describe proposed treatment(s):</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>ii. Will the proposed action use Integrated Pest Management Practices? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></p>	
<p>r. Will the proposed action (commercial or industrial projects only) involve or require the management or disposal of solid waste (excluding hazardous materials)? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>If Yes:</p> <p>i. Describe any solid waste(s) to be generated during construction or operation of the facility:</p> <ul style="list-style-type: none"> <li>• Construction: _____ &gt;1000 tons per _____ year (unit of time)</li> <li>• Operation : _____ 0 tons per _____ year (unit of time)</li> </ul> <p>ii. Describe any proposals for on-site minimization, recycling or reuse of materials to avoid disposal as solid waste:</p> <ul style="list-style-type: none"> <li>• Construction: Recyclable materials will be recycled.</li> <li>_____</li> <li>• Operation: N/A - Commercial solar facilities are passive by nature. There will be no on site waste generated during operation.</li> <li>_____</li> </ul> <p>iii. Proposed disposal methods/facilities for solid waste generated on-site:</p> <ul style="list-style-type: none"> <li>• Construction: General construction and demolition debris will be disposed and/or recycled at a licensed facility.</li> <li>_____</li> <li>• Operation: N/A</li> <li>_____</li> </ul>	

s. Does the proposed action include construction or modification of a solid waste management facility? ☐ Yes ☒ No

If Yes:

i. Type of management or handling of waste proposed for the site (e.g., recycling or transfer station, composting, landfill, or other disposal activities): \_\_\_\_\_

ii. Anticipated rate of disposal/processing:

- \_\_\_\_\_ Tons/month, if transfer or other non-combustion/thermal treatment, or
- \_\_\_\_\_ Tons/hour, if combustion or thermal treatment

iii. If landfill, anticipated site life: \_\_\_\_\_ years

---

t. Will the proposed action at the site involve the commercial generation, treatment, storage, or disposal of hazardous waste? ☐ Yes ☒ No

If Yes:

i. Name(s) of all hazardous wastes or constituents to be generated, handled or managed at facility: \_\_\_\_\_

ii. Generally describe processes or activities involving hazardous wastes or constituents: \_\_\_\_\_

iii. Specify amount to be handled or generated \_\_\_\_\_ tons/month

iv. Describe any proposals for on-site minimization, recycling or reuse of hazardous constituents: \_\_\_\_\_

v. Will any hazardous wastes be disposed at an existing offsite hazardous waste facility? ☐ Yes ☐ No

If Yes: provide name and location of facility: \_\_\_\_\_

If No: describe proposed management of any hazardous wastes which will not be sent to a hazardous waste facility: \_\_\_\_\_

## E. Site and Setting of Proposed Action

<b>E.1. Land uses on and surrounding the project site</b>																																							
<p>a. Existing land uses.</p> <p>i. Check all uses that occur on, adjoining and near the project site.</p> <div style="display: flex; justify-content: space-between;"> <span><input type="checkbox"/> Urban</span> <span><input type="checkbox"/> Industrial</span> <span><input checked="" type="checkbox"/> Commercial</span> <span><input checked="" type="checkbox"/> Residential (suburban)</span> <span><input type="checkbox"/> Rural (non-farm)</span> </div> <div style="display: flex; justify-content: space-between;"> <span><input type="checkbox"/> Forest</span> <span><input type="checkbox"/> Agriculture</span> <span><input type="checkbox"/> Aquatic</span> <span><input type="checkbox"/> Other (specify): _____</span> </div> <p>ii. If mix of uses, generally describe: _____</p>																																							
<p>b. Land uses and covertypes on the project site.</p> <table border="1" style="width: 100%; border-collapse: collapse; text-align: center;"> <thead> <tr> <th style="width: 40%;">Land use or Covertypes</th> <th style="width: 15%;">Current Acreage</th> <th style="width: 20%;">Acreage After Project Completion</th> <th style="width: 25%;">Change (Acres +/-)</th> </tr> </thead> <tbody> <tr> <td>• Roads, buildings, and other paved or impervious surfaces</td> <td>7.3</td> <td>1.7</td> <td>-5.6</td> </tr> <tr> <td>• Forested</td> <td>62.1</td> <td>45.0</td> <td>-17.1</td> </tr> <tr> <td>• Meadows, grasslands or brushlands (non-agricultural, including abandoned agricultural)</td> <td>22.8</td> <td>45.5</td> <td>+22.7</td> </tr> <tr> <td>• Agricultural (includes active orchards, field, greenhouse etc.)</td> <td>0</td> <td>0</td> <td>0</td> </tr> <tr> <td>• Surface water features (lakes, ponds, streams, rivers, etc.)</td> <td>0.5</td> <td>0.5</td> <td>0</td> </tr> <tr> <td>• Wetlands (freshwater or tidal)</td> <td>2.8</td> <td>2.8</td> <td>0</td> </tr> <tr> <td>• Non-vegetated (bare rock, earth or fill)</td> <td>0</td> <td>0</td> <td>0</td> </tr> <tr> <td>• Other Describe: _____</td> <td></td> <td></td> <td></td> </tr> </tbody> </table>				Land use or Covertypes	Current Acreage	Acreage After Project Completion	Change (Acres +/-)	• Roads, buildings, and other paved or impervious surfaces	7.3	1.7	-5.6	• Forested	62.1	45.0	-17.1	• Meadows, grasslands or brushlands (non-agricultural, including abandoned agricultural)	22.8	45.5	+22.7	• Agricultural (includes active orchards, field, greenhouse etc.)	0	0	0	• Surface water features (lakes, ponds, streams, rivers, etc.)	0.5	0.5	0	• Wetlands (freshwater or tidal)	2.8	2.8	0	• Non-vegetated (bare rock, earth or fill)	0	0	0	• Other Describe: _____			
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<p>c. Is the project site presently used by members of the community for public recreation?  <i>i. If Yes: explain:</i> _____</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>d. Are there any facilities serving children, the elderly, people with disabilities (e.g., schools, hospitals, licensed day care centers, or group homes) within 1500 feet of the project site?          If Yes,  <i>i. Identify Facilities:</i>          _____          _____</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>e. Does the project site contain an existing dam?          If Yes:  <i>i. Dimensions of the dam and impoundment:</i></p> <ul style="list-style-type: none"> <li>• Dam height: _____ feet</li> <li>• Dam length: _____ feet</li> <li>• Surface area: _____ acres</li> <li>• Volume impounded: _____ gallons OR acre-feet</li> </ul> <p><i>ii. Dam's existing hazard classification:</i> _____  <i>iii. Provide date and summarize results of last inspection:</i>          _____          _____</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>f. Has the project site ever been used as a municipal, commercial or industrial solid waste management facility, or does the project site adjoin property which is now, or was at one time, used as a solid waste management facility?          If Yes:  <i>i. Has the facility been formally closed?</i>              • If yes, cite sources/documentation: _____  <i>ii. Describe the location of the project site relative to the boundaries of the solid waste management facility:</i>          _____          _____  <i>iii. Describe any development constraints due to the prior solid waste activities:</i> _____          _____</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No  <input type="checkbox"/> Yes <input type="checkbox"/> No
<p>g. Have hazardous wastes been generated, treated and/or disposed of at the site, or does the project site adjoin property which is now or was at one time used to commercially treat, store and/or dispose of hazardous waste?          If Yes:  <i>i. Describe waste(s) handled and waste management activities, including approximate time when activities occurred:</i>          _____          _____</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>h. Potential contamination history. Has there been a reported spill at the proposed project site, or have any remedial actions been conducted at or adjacent to the proposed site?          If Yes:  <i>i. Is any portion of the site listed on the NYSDEC Spills Incidents database or Environmental Site Remediation database? Check all that apply:</i></p> <div style="display: flex; justify-content: space-between;"> <div style="width: 45%;"> <input checked="" type="checkbox"/> Yes – Spills Incidents database  <input type="checkbox"/> Yes – Environmental Site Remediation database  <input type="checkbox"/> Neither database         </div> <div style="width: 50%;">           Provide DEC ID number(s): see enclosed incident attachment            Provide DEC ID number(s): _____         </div> </div> <p><i>ii. If site has been subject of RCRA corrective activities, describe control measures:</i> _____          _____          _____</p> <p><i>iii. Is the project within 2000 feet of any site in the NYSDEC Environmental Site Remediation database?</i>          If yes, provide DEC ID number(s): _____</p> <p><i>iv. If yes to (i), (ii) or (iii) above, describe current status of site(s):</i>          _____          _____</p>	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No  <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No  <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

v. Is the project site subject to an institutional control limiting property uses? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span>																								
<ul style="list-style-type: none"> <li>If yes, DEC site ID number: _____</li> <li>Describe the type of institutional control (e.g., deed restriction or easement): _____</li> <li>Describe any use limitations: _____</li> <li>Describe any engineering controls: _____</li> <li>Will the project affect the institutional or engineering controls in place? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></li> <li>Explain: _____</li> </ul>																								
<b>E.2. Natural Resources On or Near Project Site</b>																								
a. What is the average depth to bedrock on the project site? <span style="float: right;">_____ 3 to 6 feet (1)</span>																								
b. Are there bedrock outcroppings on the project site? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span> If Yes, what proportion of the site is comprised of bedrock outcroppings? _____ %																								
c. Predominant soil type(s) present on project site: <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 60%;">Paxton Fine Sandy Loam</td> <td style="width: 10%; text-align: center;">61 %</td> </tr> <tr> <td>Charlton loam</td> <td style="text-align: center;">1 %</td> </tr> <tr> <td>Ridgebury Complex</td> <td style="text-align: center;">38 %</td> </tr> </table>		Paxton Fine Sandy Loam	61 %	Charlton loam	1 %	Ridgebury Complex	38 %																	
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d. What is the average depth to the water table on the project site? Average: <span style="float: right;">_____ 14.8+ feet (1)</span>																								
e. Drainage status of project site soils: <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 30%;"><input type="checkbox"/> Well Drained:</td> <td style="width: 10%; text-align: center;">_____ % of site</td> </tr> <tr> <td><input checked="" type="checkbox"/> Moderately Well Drained:</td> <td style="text-align: center;">100 % of site</td> </tr> <tr> <td><input type="checkbox"/> Poorly Drained</td> <td style="text-align: center;">_____ % of site</td> </tr> </table>		<input type="checkbox"/> Well Drained:	_____ % of site	<input checked="" type="checkbox"/> Moderately Well Drained:	100 % of site	<input type="checkbox"/> Poorly Drained	_____ % of site																	
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f. Approximate proportion of proposed action site with slopes: <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 40%;"><input checked="" type="checkbox"/> 0-10%:</td> <td style="width: 10%; text-align: center;">_____ 4+ % of site</td> </tr> <tr> <td><input checked="" type="checkbox"/> 10-15%:</td> <td style="text-align: center;">_____ 4+ % of site</td> </tr> <tr> <td><input checked="" type="checkbox"/> 15% or greater:</td> <td style="text-align: center;">_____ 4+ % of site</td> </tr> </table>		<input checked="" type="checkbox"/> 0-10%:	_____ 4+ % of site	<input checked="" type="checkbox"/> 10-15%:	_____ 4+ % of site	<input checked="" type="checkbox"/> 15% or greater:	_____ 4+ % of site																	
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g. Are there any unique geologic features on the project site? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span> If Yes, describe: _____																								
h. Surface water features. <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 80%;">i. Does any portion of the project site contain wetlands or other waterbodies (including streams, rivers, ponds or lakes)?</td> <td style="width: 20%; text-align: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</td> </tr> <tr> <td>ii. Do any wetlands or other waterbodies adjoin the project site?</td> <td style="text-align: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</td> </tr> <tr> <td colspan="2">If Yes to either <i>i</i> or <i>ii</i>, continue. If No, skip to E.2.i.</td> </tr> <tr> <td>iii. Are any of the wetlands or waterbodies within or adjoining the project site regulated by any federal, state or local agency?</td> <td style="text-align: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</td> </tr> <tr> <td colspan="2">iv. For each identified regulated wetland and waterbody on the project site, provide the following information:</td> </tr> <tr> <td colspan="2"> <ul style="list-style-type: none"> <li>Streams: Name <u>864-58, 864-57</u> Classification <u>B, SC / C</u></li> <li>Lakes or Ponds: Name <u>None</u> <span style="float: right;">+ Classification <u>None</u></span></li> <li>Wetlands: Name <u>Federal Waters, Federal Waters, Federal Waters,...</u> Approximate Size <u>3.3 acres</u></li> <li>Wetland No. (if regulated by DEC) _____</li> </ul> </td> </tr> <tr> <td colspan="2"> v. Are any of the above water bodies listed in the most recent compilation of NYS water quality-impaired waterbodies? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span>  If yes, name of impaired water body/bodies and basis for listing as impaired: _____ </td> </tr> <tr> <td colspan="2"> i. 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(1) Based on the geotechnical testing performed by Foundation Design, P.C. between July 11 and July 12, 2022. Weathered rock was located in the center of the site. One boring encountered groundwater.



<p>m. Identify the predominant wildlife species that occupy or use the project site:</p> <div style="display: flex; justify-content: space-between;"> <div style="width: 30%;">white tailed deer</div> <div style="width: 30%;">grey squirrel</div> <div style="width: 30%;">song birds</div> </div>	
<p>n. Does the project site contain a designated significant natural community? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. Describe the habitat/community (composition, function, and basis for designation): _____</p> <p style="margin-left: 20px;">ii. Source(s) of description or evaluation: _____</p> <p style="margin-left: 20px;">iii. Extent of community/habitat:</p> <ul style="list-style-type: none"> <li>• Currently: _____ acres</li> <li>• Following completion of project as proposed: _____ acres</li> <li>• Gain or loss (indicate + or -): _____ acres</li> </ul>	
<p>o. Does project site contain any species of plant or animal that is listed by the federal government or NYS as endangered or threatened, or does it contain any areas identified as habitat for an endangered or threatened species? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. Species and listing (endangered or threatened): _____</p> <p>Bald Eagle</p>	
<p>p. Does the project site contain any species of plant or animal that is listed by NYS as rare, or as a species of special concern? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. Species and listing: _____</p>	
<p>q. Is the project site or adjoining area currently used for hunting, trapping, fishing or shell fishing? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If yes, give a brief description of how the proposed action may affect that use: _____</p>	
<p><b>E.3. Designated Public Resources On or Near Project Site</b></p>	
<p>a. Is the project site, or any portion of it, located in a designated agricultural district certified pursuant to Agriculture and Markets Law, Article 25-AA, Section 303 and 304? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes, provide county plus district name/number: _____</p>	
<p>b. Are agricultural lands consisting of highly productive soils present? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p style="margin-left: 20px;">i. If Yes: acreage(s) on project site? _____</p> <p style="margin-left: 20px;">ii. Source(s) of soil rating(s): _____</p>	
<p>c. Does the project site contain all or part of, or is it substantially contiguous to, a registered National Natural Landmark? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. Nature of the natural landmark: <input type="checkbox"/> Biological Community <input type="checkbox"/> Geological Feature</p> <p style="margin-left: 20px;">ii. Provide brief description of landmark, including values behind designation and approximate size/extent: _____</p>	
<p>d. Is the project site located in or does it adjoin a state listed Critical Environmental Area? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span></p> <p>If Yes:</p> <p style="margin-left: 20px;">i. CEA name: County &amp; State Park Lands</p> <p style="margin-left: 20px;">ii. Basis for designation: Exceptional or unique character</p> <p style="margin-left: 20px;">iii. Designating agency and date: Agency: Westchester County, Date: 1-31-90</p>	

e. 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? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span>	
If Yes: <ul style="list-style-type: none"> <li>i. Nature of historic/archaeological resource: <input checked="" type="checkbox"/> Archaeological Site <input type="checkbox"/> Historic Building or District</li> <li>ii. Name: <u>Eligible property: Tudor Revival House, Eligible property: Philips Research North America Campus, Old Croton Aqueduct</u></li> <li>iii. Brief description of attributes on which listing is based: <u>water distribution system</u></li> </ul>	
f. 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? <span style="float: right;"><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</span>	
g. Have additional archaeological or historic site(s) or resources been identified on the project site? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span>	
If Yes: <ul style="list-style-type: none"> <li>i. Describe possible resource(s): _____</li> <li>ii. Basis for identification: _____</li> </ul>	
h. Is the project site within five miles of any officially designated and publicly accessible federal, state, or local scenic or aesthetic resource? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span>	
If Yes: <ul style="list-style-type: none"> <li>i. Identify resource: _____</li> <li>ii. Nature of, or basis for, designation (e.g., established highway overlook, state or local park, state historic trail or scenic byway, etc.): _____</li> <li>iii. Distance between project and resource: _____ miles.</li> </ul>	
i. Is the project site located within a designated river corridor under the Wild, Scenic and Recreational Rivers Program 6 NYCRR 666? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span>	
If Yes: <ul style="list-style-type: none"> <li>i. Identify the name of the river and its designation: _____</li> <li>ii. Is the activity consistent with development restrictions contained in 6NYCRR Part 666? <span style="float: right;"><input type="checkbox"/> Yes <input type="checkbox"/> No</span></li> </ul>	

#### F. Additional Information

Attach any additional information which may be needed to clarify your project.

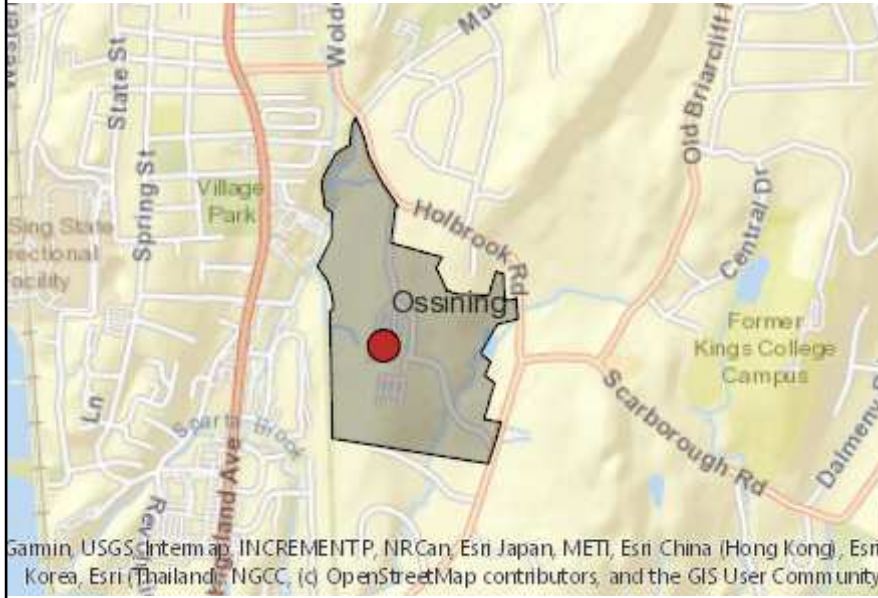
If you have identified any adverse impacts which could be associated with your proposal, please describe those impacts plus any measures which you propose to avoid or minimize them.

#### G. Verification

I certify that the information provided is true to the best of my knowledge.

Applicant/Sponsor Name Michael Finan, PE, LEED-AP Date 4/10/2023

Signature  Title Senior Associate/VP



**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.



B.i.i [Coastal or Waterfront Area]	No
B.i.ii [Local Waterfront Revitalization Area]	Yes
C.2.b. [Special Planning District]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h [DEC Spills or Remediation Site - Potential Contamination History]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h.i [DEC Spills or Remediation Site - Listed]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h.i [DEC Spills or Remediation Site - Environmental Site Remediation Database]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h.iii [Within 2,000' of DEC Remediation Site]	No
E.2.g [Unique Geologic Features]	No
E.2.h.i [Surface Water Features]	Yes
E.2.h.ii [Surface Water Features]	Yes
E.2.h.iii [Surface Water Features]	Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.
E.2.h.iv [Surface Water Features - Stream Name]	864-58, 864-57
E.2.h.iv [Surface Water Features - Stream Classification]	B, SC / C
E.2.h.iv [Surface Water Features - Wetlands Name]	Federal Waters
E.2.h.v [Impaired Water Bodies]	No
E.2.i. [Floodway]	No
E.2.j. [100 Year Floodplain]	No
E.2.k. [500 Year Floodplain]	No

E.2.l. [Aquifers]	No
E.2.n. [Natural Communities]	No
E.2.o. [Endangered or Threatened Species]	Yes
E.2.o. [Endangered or Threatened Species - Name]	Bald Eagle
E.2.p. [Rare Plants or Animals]	No
E.3.a. [Agricultural District]	No
E.3.c. [National Natural Landmark]	No
E.3.d [Critical Environmental Area]	Yes
E.3.d [Critical Environmental Area - Name]	County & State Park Lands
E.3.d.ii [Critical Environmental Area - Reason]	Exceptional or unique character
E.3.d.iii [Critical Environmental Area – Date and Agency]	Agency:Westchester County, Date:1-31-90
E.3.e. [National or State Register of Historic Places or State Eligible Sites]	Yes - Digital mapping data for archaeological site boundaries are not available. Refer to EAF Workbook.
E.3.e.ii [National or State Register of Historic Places or State Eligible Sites - Name]	Eligible property:Tudor Revival House, Eligible property:Philips Research North America Campus, Old Croton Aqueduct
E.3.f. [Archeological Sites]	Yes
E.3.i. [Designated River Corridor]	No

Item B.i.ii: While the community had an approved Waterfront Revitalization Program, the project site is not located along a waterfront.

Items E.1.h and E.1.h.i: There have been spills listed in the Spills Incidents database. Copies of the incidents are enclosed.

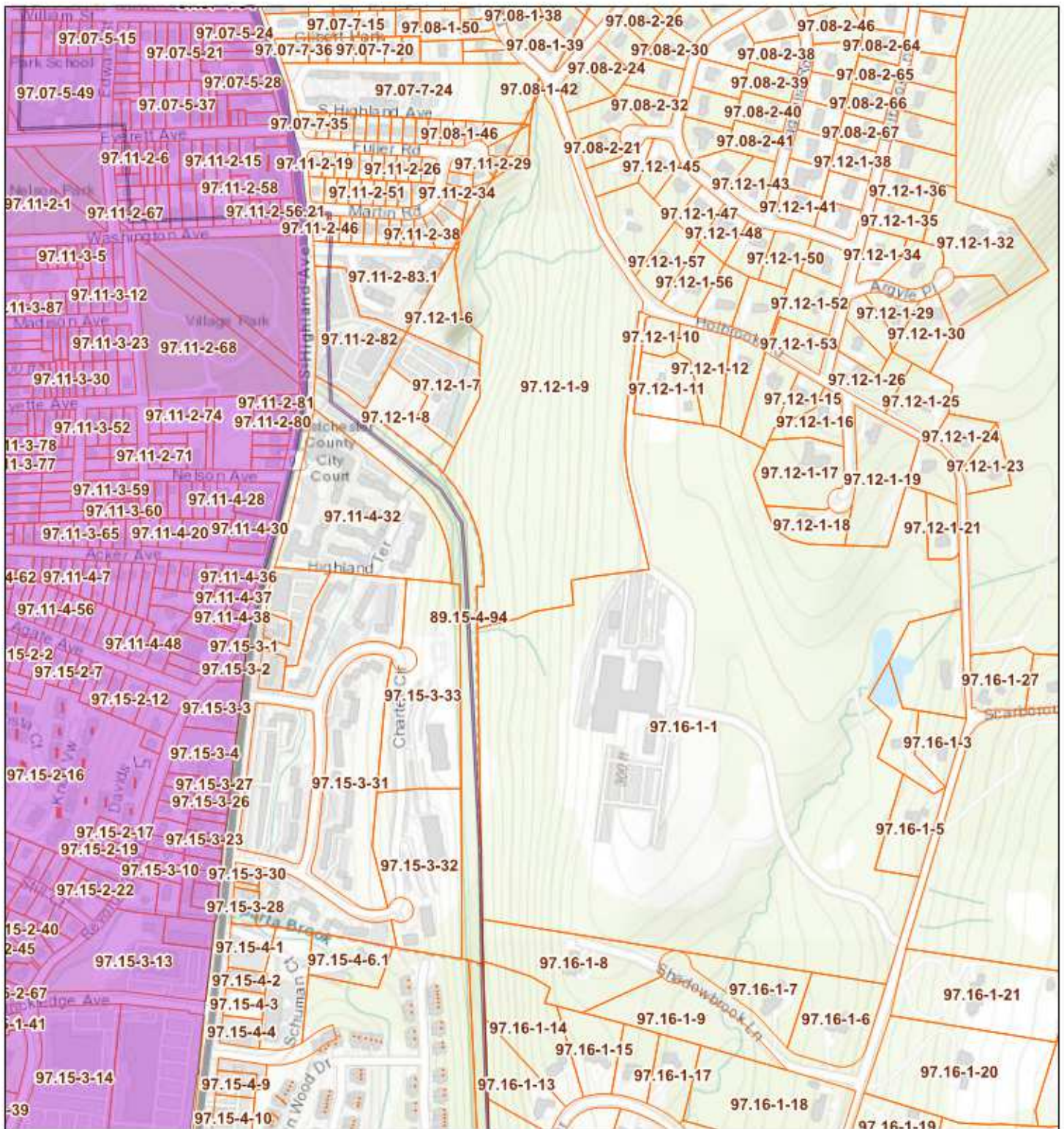
Items E.2.h.i, E.2.h.ii, and E.2.h.iii: There are onsite waterbodies and wetlands that total approximately 3.3 acres. the onsite water bodies total approximately 0.5 acres and the onsite wetlands total approximately 2.8 acres. Letters of no impact have been issued by both the NYSDEC and USACE.

Items E.3.d, E.3.d.ii, and E.3.d.ii: The project is located 600 feet east of the CEA boundary. Refer to the enclosed CEA map from the NYSCED Info Locator Mapper.

Items E.3.e and E.3.f: A letter of resolution has been issued from NYSOPRHP determining their is no impact to any of these resources.

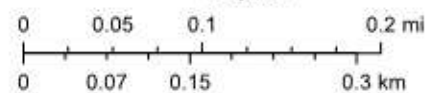


## CEA



April 10, 2023

1:9,028



Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community

NYS Department of Environmental Conservation  
Not a legal document

	Spill Number	Date Spill Reported	Spill Name	County	City/Town	Address
1	9108436	11/7/1991	PHILLIPS LABORATORIES	Westchester	BRIARCLIFF	345 SCARBOROUGH RD
2	9109356	12/3/1991	PHILIPS LABS	Westchester	BRIARCLIFF	345 SCARBOROUGH RD
3	9207085	9/18/1992	PHILLIPS LAB	Westchester	BRIARCLIFF MANOR	345 SCARBOROUGH ROAD
4	9211458	1/6/1993	PHILLIPS LABORATORIES	Westchester	BRIARCLIFF MANOR	345 SCARBOROUGH ROAD
5	9503630	6/24/1995	ROADWAY	Westchester	BRIARCLIFF MANOR	345 SCARBOROUGH ROAD
6	9605979	8/8/1996	PHILLIPS LABORATORIES	Westchester	BRIARCLIFF MANOR	345 SCARBOROUGH ROAD
7	9614999	3/27/1997	PHILLIPS LAB	Westchester	BRIARCLIFF	345 SCARBOROUGH RD
8	9703570	6/23/1997	PHILIPS LABORATORIES	Westchester	BRIARCLIFF MANOR	345 SCARBOROUGH ROAD
9	205462	8/24/2002	PHILLIPS RESEARCH	Westchester	BRIARCLIFF	345 SCARBOROUGH RD
10	403556	7/2/2004	PHILLIPS RESEARCH	Westchester	BRIARCLIFF	345 SCARBOROUGH RD
11	410334	12/17/2004	PHILIPS RESEARCH	Westchester	BRIARCLIFF MANOR	345 SCARBOROUGH ROAD
12	701008	4/24/2007	WEST SIDE OF BUILDING	Westchester	BRIARCLIFF MANOR	345 SCARBOROUGH RD
13	1308235	11/13/2013	PHILIPS	Westchester	BRIARCLIFF MANOR	345 SCARBOROUGH RD



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## Spill Incidents Database Search Details

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 9108436

#### Spill Date/Time

**Spill Date:** 11/07/1991 **Spill Time:** 09:00:00 AM

**Call Received Date:** 11/07/1991 **Call Received Time:** 10:40:00 AM

#### Location

**Spill Name:** PHILLIPS LABORATORIES

**Address:** 345 SCARBOROUGH RD

**City:** BRIARCLIFF **County:** Westchester

#### Spill Description

**Material Spilled** **Amount Spilled** **Resource Affected**

#2 fuel oil UNKNOWN Groundwater

**Cause:** Tank Failure

**Source:** Commercial/Industrial

**Waterbody:**

#### Record Close

**Date Spill Closed:** 11/25/1991

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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## Spill Incidents Database Search Details

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 9109356

#### Spill Date/Time

**Spill Date:** 11/29/1991 **Spill Time:** 12:00:00 PM

**Call Received Date:** 12/03/1991 **Call Received Time:** 02:30:00 PM

#### Location

**Spill Name:** PHILIPS LABS

**Address:** 345 SCARBOROUGH RD

**City:** BRIARCLIFF **County:** Westchester

#### Spill Description

**Material Spilled** **Amount Spilled** **Resource Affected**

unknown petroleum UNKNOWN Air

**Cause:** Abandoned Drums

**Source:** Institutional, Educational, Gov., Other

**Waterbody:**

#### Record Close

**Date Spill Closed:** 03/17/1992

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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## Spill Incidents Database Search Details

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 9207085

#### Spill Date/Time

**Spill Date:** 09/18/1992 **Spill Time:** 04:48:00 PM

**Call Received Date:** 09/18/1992 **Call Received Time:** 04:52:00 PM

#### Location

**Spill Name:** PHILLIPS LAB

**Address:** 345 SCARBOROUGH ROAD

**City:** BRIARCLIFF MANOR **County:** Westchester

#### Spill Description

**Material Spilled** Amount Spilled Resource Affected

#2 fuel oil UNKNOWN Soil

**Cause:** Tank Test Failure

**Source:** Commercial/Industrial

**Waterbody:**

#### Record Close

**Date Spill Closed:** 08/27/1993

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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## Spill Incidents Database Search Details

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 9211458

#### Spill Date/Time

**Spill Date:** 01/06/1993 **Spill Time:** 09:20:00 AM

**Call Received Date:** 01/06/1993 **Call Received Time:** 09:53:00 AM

#### Location

**Spill Name:** PHILLIPS LABORATORIES

**Address:** 345 SCARBOROUGH ROAD

**City:** BRIARCLIFF MANOR **County:** Westchester

#### Spill Description

**Material Spilled** **Amount Spilled** **Resource Affected**

#2 fuel oil                      100 Gal.              Soil

**Cause:** Human Error

**Source:** Commercial/Industrial

**Waterbody:**

#### Record Close

**Date Spill Closed:** 01/07/1993

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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## Spill Incidents Database Search Details

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 9503630

#### Spill Date/Time

**Spill Date:** 06/23/1995 **Spill Time:** 11:00:00 PM

**Call Received Date:** 06/24/1995 **Call Received Time:** 01:36:00 AM

#### Location

**Spill Name:** ROADWAY

**Address:** 345 SCARBOROUGH ROAD

**City:** BRIARCLIFF MANOR **County:** Westchester

#### Spill Description

**Material Spilled** **Amount Spilled** **Resource Affected**

unknown petroleum UNKNOWN Soil

**Cause:** Equipment Failure

**Source:** Commercial Vehicle

**Waterbody:**

#### Record Close

**Date Spill Closed:** 07/07/1995

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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## Spill Incidents Database Search Details

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 9605979

#### Spill Date/Time

**Spill Date:** 08/08/1996 **Spill Time:** 12:00:00 PM

**Call Received Date:** 08/08/1996 **Call Received Time:** 01:18:00 PM

#### Location

**Spill Name:** PHILLIPS LABORATORIES

**Address:** 345 SCARBOROUGH ROAD

**City:** BRIARCLIFF MANOR **County:** Westchester

#### Spill Description

**Material Spilled** Amount Spilled Resource Affected

#2 fuel oil UNKNOWN Soil

**Cause:** Tank Test Failure

**Source:** Commercial/Industrial

**Waterbody:**

#### Record Close

**Date Spill Closed:** 01/07/1997

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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## Spill Incidents Database Search Details

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 9614999

#### Spill Date/Time

**Spill Date:** 03/27/1997 **Spill Time:** 12:00:00 PM

**Call Received Date:** 03/27/1997 **Call Received Time:** 01:31:00 PM

#### Location

**Spill Name:** PHILLIPS LAB

**Address:** 345 SCARBOROUGH RD

**City:** BRIARCLIFF **County:** Westchester

#### Spill Description

**Material Spilled** **Amount Spilled** **Resource Affected**

hydraulic oil                      1 Gal.                      Soil

**Cause:** Equipment Failure

**Source:** Commercial Vehicle

**Waterbody:**

#### Record Close

**Date Spill Closed:** 03/28/1997

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 9703570

#### Spill Date/Time

**Spill Date:** 06/23/1997 **Spill Time:** 11:00:00 AM

**Call Received Date:** 06/23/1997 **Call Received Time:** 12:02:00 PM

#### Location

**Spill Name:** PHILIPS LABORATORIES

**Address:** 345 SCARBOROUGH ROAD

**City:** BRIARCLIFF MANOR **County:** Westchester

#### Spill Description

**Material Spilled** **Amount Spilled** **Resource Affected**

#2 fuel oil                      100 Gal.              Soil

**Cause:** Equipment Failure

**Source:** Institutional, Educational, Gov., Other

**Waterbody:**

#### Record Close

**Date Spill Closed:** 11/10/1997

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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## Spill Incidents Database Search Details

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 0205462

#### Spill Date/Time

**Spill Date:** 08/24/2002 **Spill Time:** 01:15:00 PM

**Call Received Date:** 08/24/2002 **Call Received Time:** 01:20:00 PM

#### Location

**Spill Name:** PHILLIPS RESEARCH

**Address:** 345 SCARBOROUGH RD

**City:** BRIARCLIFF **County:** Westchester

#### Spill Description

**Material Spilled** Amount Spilled Resource Affected

#2 fuel oil UNKNOWN Soil

**Cause:** Tank Test Failure

**Source:** Commercial/Industrial

**Waterbody:**

#### Record Close

**Date Spill Closed:** 09/26/2002

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 0403556

#### Spill Date/Time

**Spill Date:** 07/02/2004 **Spill Time:** 11:30:00 AM

**Call Received Date:** 07/02/2004 **Call Received Time:** 12:51:00 PM

#### Location

**Spill Name:** PHILLIPS RESEARCH

**Address:** 345 SCARBOROUGH RD

**City:** BRIARCLIFF **County:** Westchester

#### Spill Description

**Material Spilled** Amount Spilled Resource Affected

#2 fuel oil UNKNOWN Soil

**Cause:** Tank Test Failure

**Source:** Non Major Facility > 1,100 gal

**Waterbody:**

#### Record Close

**Date Spill Closed:** 12/10/2004

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 0410334

#### Spill Date/Time

**Spill Date:** 12/17/2004 **Spill Time:** 08:46:00 AM

**Call Received Date:** 12/17/2004 **Call Received Time:** 08:46:00 AM

#### Location

**Spill Name:** PHILIPS RESEARCH

**Address:** 345 SCARBOROUGH ROAD

**City:** BRIARCLIFF MANOR **County:** Westchester

#### Spill Description

**Material Spilled** **Amount Spilled** **Resource Affected**

#2 fuel oil UNKNOWN Groundwater

**Cause:** Equipment Failure

**Source:** Non Major Facility > 1,100 gal

**Waterbody:**

#### Record Close

**Date Spill Closed:** 11/05/2009

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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## Spill Incidents Database Search Details

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 0701008

#### Spill Date/Time

**Spill Date:** 04/20/2007 **Spill Time:** 02:10:00 PM

**Call Received Date:** 04/24/2007 **Call Received Time:** 03:36:00 PM

#### Location

**Spill Name:** WEST SIDE OF BUILDING

**Address:** 345 SCARBOROUGH RD

**City:** BRIARCLIFF MANOR **County:** Westchester

#### Spill Description

**Material Spilled** **Amount Spilled** **Resource Affected**

motor oil                      1 Gal.                      Soil

**Cause:** Equipment Failure

**Source:** Commercial/Industrial

**Waterbody:**

#### Record Close

**Date Spill Closed:** 12/10/2007

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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## Spill Incidents Database Search Details

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### Spill Record

#### Administrative Information

**DEC Region:** 3

**Spill Number:** 1308235

#### Spill Date/Time

**Spill Date:** 11/13/2013 **Spill Time:** 07:00:00 AM

**Call Received Date:** 11/13/2013 **Call Received Time:** 10:05:00 AM

#### Location

**Spill Name:** PHILIPS

**Address:** 345 SCARBOROUGH RD

**City:** BRIARCLIFF MANOR **County:** Westchester

#### Spill Description

**Material Spilled** **Amount Spilled** **Resource Affected**

#2 fuel oil                      10 Gal.                      Unknown

**Cause:** Equipment Failure

**Source:** Commercial/Industrial

**Waterbody:**

#### Record Close

**Date Spill Closed:** 11/13/2013

"Date Spill Closed" means the date the spill case was closed by the case manager in the Department of Environmental Conservation (the Department). The spill case was closed because either; a) the records and data submitted indicate that the necessary cleanup and removal actions have been completed and no further remedial activities are necessary, or b) the case was closed for administrative reasons (e.g., multiple reports of a single spill consolidated into a single spill number). The Department however reserves the right to require additional remedial work in relation to the spill, if in the future it determines that further action is necessary.

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**LETTER OF RESOLUTION  
AMONG**

**THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION,  
THE NEW YORK STATE OFFICE OF PARKS, RECREATION AND HISTORIC  
PRESERVATION, AND THE BRIARCLIFF SOLAR NORTH LLC, BRIARCLIFF  
SOLAR SOUTH LLC,**

**REGARDING  
DEMOLITION AND SOLAR PANEL FARM INSTALLATION AT  
345 SCARBOROUGH ROAD, VILLAGE OF BRIARCLIFF MANOR,  
WESTCHESTER COUNTY (22PR01760)**

**WHEREAS**, the Briarcliff Solar North LLC, Briarcliff Solar South LCC (“Briarcliff Solar”), is seeking to undertake a project (“the Proposed Project”) at property located at 345 Scarborough Road, Briarcliff Manor, Westchester County, New York (Tax Map Nos. 97.16-1-1 and 97.12-1-9), (the “Subject Property”); and

**WHEREAS**, Briarcliff Solar is proposing to establish a solar panel farm on approximately 47.6 acres within the approximately 95.5-acre parcel on the Subject Property; and

**WHEREAS**, the Proposed Project requires permits issued by the New York State Department of Environmental Conservation (“NYSDEC”) for the Proposed Project; and

**WHEREAS**, the Briarcliff Solar has consulted with the New York State Office of Parks, Recreation and Historic Preservation Office (“OPRHP”) in accordance with Section 14.09 of the York State Historic Preservation Act of 1980, 9 NYCRR Part 428; and

**WHEREAS**, the Subject Property is the location of the Philips Research North America Campus (“Campus”), eligible to be listed on the State and National Registers of Historic Places;

**WHEREAS**, the Proposed Project will include demolition of all structures on the Subject Property, which constitutes an Adverse Impact on historic architectural resources under Section 14.09 of the New York Parks, Recreation and Historic Preservation Law; and

**Whereas**, it has been determined by the involved agencies/parties that no prudent or feasible alternatives exist that would avoid or lessen the adverse impacts to the historic resources and district associated with this undertaking; and

**WHEREAS** the purpose of this Letter of Resolution (“LOR”) is to ensure that the proper mitigation measures are undertaken and incorporated into the Proposed Project to mitigate the Adverse Impact; and

**NOW, THEREFORE**, NYSDEC, and OPRHP in accordance with Section 14.09 of the York State Historic Preservation Act of 1980, the Parties agree to the following stipulations specified below.



## **STIPULATIONS:**

### **1. PERMITTING**

NYSDEC shall require compliance with the terms of this LOR a Special Condition of any permit issued for this Proposed Project.

### **2. DOCUMENTATION**

Documentation of the Subject Property will be prepared prior to demolition by Briarcliff Solar. The documentation will include an architectural description and historical narrative, select historic drawings/photographs, and digital photographs (following the attached OPRHP Property Documentation guidelines dated January 25, 2019) on using a ten (10) megapixel or greater digital SLR camera and TIFF or RAW formatting).

Final Documentation shall be distributed as follows:

New York State Office of Parks, Recreation, and Historic Preservation / NYS Archives

- One (1) report printed on archival paper
- One (1) complete set of digital photographs produced on fiber-based paper and packaged in archival sleeves; photographs accompanied by photo location map
- One (1) archival Gold CD containing a digital copy of the complete report in Adobe PDF format

New York State Department of Environmental Conservation

- One (1) archival Gold CD containing a digital copy of the complete report in Adobe PDF format

Westchester County Historical Society/Westchester County Records Center, Elmsford, NY

- One (1) archival Gold CD containing a digital copy of the complete report in Adobe PDF format

Briarcliff Manor – Scarborough Historical Society

- One (1) archival Gold CD containing a digital copy of the complete report in Adobe PDF format

### **3. CONSTRUCTION PROTECTION**

A Construction Protection Plan (CPP) will be developed to protect any historic resources located within 90 feet of any construction activity. The CPP will be implemented by a licensed professional engineer. The CPP will be submitted to OPRHP for review and approval prior to implementation. The CPP should follow the National Park Service's Tech Note; Temporary Protection #3, Protecting A Historic Structure during Adjacent Construction

<https://www.nps.gov/orgs/1739/upload/tech-note-temporary-protection-03-during-construction.pdf>

#### **4. SALVAGING OF COMPONENTS**

1. Briarcliff Solar, in coordination with the contractor and the Briarcliff Manor – Scarborough Historical Society, shall salvage remaining Philips Research North America Campus building components and/or signage, that are identified and requested prior to demolition. A re-use endowment will be provided to the Briarcliff Manor – Scarborough Historical Society by Briarcliff Solar.
2. Documentation of the proposed components to salvage shall be submitted to OPRHP for review and approval prior to demolition.

#### **5. UNANTICIPATED DISCOVERIES PLAN AND THE DISCOVERY OF HUMAN REMAINS**

If, during project-related activities, archaeological material comes to light, the Unanticipated Discovery Plan (“UDP”) shall be followed. The UDP is attached as a part of the LOR; a copy of the UDP shall be maintained on site throughout the duration of the Proposed Project.

Although not anticipated, if suspected human remains are encountered at any point during the Proposed Project, the UDP and the OPRHP’s Human Remains Discovery Protocol, which is appended to the UDP, shall be followed.

#### **6. DISPUTE RESOLUTION, OBJECTIONS**

Should any signatory to this LOR object at any time to the way the terms of this LOR are implemented, the NYSDEC shall consult with others NYSDEC deems appropriate to resolve the objection. Prior to reaching a final decision on the dispute, the NYSDEC shall prepare a written response that considers any timely advice or comments from the signatories regarding the dispute and provide each with a copy of this written response. The NYSDEC will then proceed according to its final decision.

#### **7. AMENDMENTS**

Any amendment must be agreed to in writing by all signatories and will take effect on the date it is signed by the last signatory. Signature pages may be scanned and transmitted to the other signatories by email. The Agreement may be amended to add other State agencies as parties if it is subsequently determined they also have jurisdiction for this undertaking.

#### **8. DURATION**

This LOR will expire if the Proposed Project is not completed within five (5) years from the date of its execution by Briarcliff Solar. Prior to expiration, the NYSDEC may consult with the signatories to reconsider its terms and propose amendments in accordance with Stipulation 7. The duration of this LOR may be extended only upon approval of all signatories.



## **9. TERMINATION**

If any signatory to the LOR determines that its terms will not or cannot be carried out, that signatory shall immediately confer with the others to attempt to resolve a dispute or develop an amendment per Stipulation 7 above. If within thirty (30) days a dispute cannot be resolved or an agreement on an amendment cannot be reached, any signatory may terminate the LOR upon written notification to the other signatories.

## **10. SEVERABILITY**

If any section, subsection, paragraph, sentence, clause, or phrase in this LOR is, for any reason, held to be unconstitutional, invalid, or ineffective, such decision shall not affect the validity or effectiveness of the remaining portions of this LOR.

## **11. COUNTERPARTS**

This LOR may be executed in counterparts, with a separate page for each signatory. This LOR will become effective upon the date of the final signature. The OPRHP will ensure that each signatory is provided with a complete copy of the final LOR.

**SIGNATURE PAGES FOLLOW**

NEW YORK STATE OFFICE OF PARKS, RECREATION  
& HISTORIC PRESERVATION

By: R. Daniel Mackay

Title: R. Daniel Mackay, Deputy Commissioner, State Historic Preservation Officer

Date: 11/25/2022



NEW YORK STATE DEPARTMENT OF  
ENVIRONMENTAL CONSERVATION

By: 

Title: Charles Vandrei, Agency Historic Preservation Officer

Date: November 17, 2022

BRIARCLIFF SOLAR NORTH LLC, BRIARCLIFF SOLAR SOUTH LLC  
("BRIARCLIFF SOLAR")

By: Nadia Jagdat

Title: Development Associate

Date: November 23, 2022



### **Property Documentation**

The photographic and historical documentation of a historic property to be demolished, relocated, or substantially altered is standard practice in the field of historic preservation, and is intended to provide a record of the property in perpetuity as mitigation for adverse impacts. Federal documentation guidelines are provided under the Historic American Building Survey/Historic American Engineering Record/Historic American Landscape Survey (HABS/HAER/HALS) program. This sheet provides state-level guidance for producing digital and hard-copy documentation reports to be held by our office (the State Historic Preservation Office/SHPO) and by the New York State Archives. Historic properties are to be documented using the following format:

#### Photographs\*

- Photographs should be clear, well composed, and should provide an accurate visual representation of the property and its significant features. Submit as many photographs as needed to depict the current condition and character-defining features of the property.
- Digital photographs should be taken using a ten (10) megapixel or greater digital SLR camera.
- Images should be saved in Tag Image File format (TIFF) or RAW format images. This allows for the best image resolution. RGB color digital TIFFs are preferred.
- Selected images for the hard-copy documentation package should be printed as follows: one to three 8x10-inch views of the overall property. Sufficient 5x7-inch supplemental images to fully document the present condition of all aspects of the property (important site features, all façade elevations, major architectural features and details, and representative views of the interior spaces).
- Historical photos (if available) depicting the property should be reprinted at 5x7-inch size and included in the documentation.
- Images should be printed on a high quality color printer using compatible high quality photographic paper stock (HP printer use HP Paper, Epson printer use Epson paper)
- Each photograph must be numbered and that number must correspond to the photograph number on an accompanying Photo Log or Key. For simplicity, the name of the photographer, photo date, etc. may be listed once on the Photo Log or Key and doesn't need to be labeled on every photograph.
- Write the label information within the white margin on the front of the photograph using a photo labeling pen. Label information can also be generated by computer and printed directly in the white margin (adhesive labels are not recommended).
- Do not print information on the actual image – use only the photo margin or back of the photograph for labeling.
- At a minimum, photographic labels must include the following information: Photograph number, name or address of the property, date photograph was taken, and the county the property is located in.
- Photos should be placed in folders or photo sleeves.

#### Historical Narrative\*\*

A narrative description should be prepared and should include the relevant historical context, a discussion of the development and construction history of the property, and a summary of the property's historical significance. Copies of primary source documentation (such as historic photographs, archival records, original architectural plans, and maps), if available, should be included, appropriately labeled, and referenced in the narrative text (e.g., Figure 1, Figure 2).





Plans/Drawings\*\*\*

Copies of existing recent or current construction plans, if available, should be included.

Final Report

Two bound or boxed hard copies of the final documentation report (including photographs, historical narrative, and drawings) are requested: one copy of the report should be submitted to the SHPO for forwarding to the New York State Archives, and one copy of the report should be provided directly to an appropriate local repository. A digital copy of the report (saved on a thumb drive, CD or DVD) shall accompany the SHPO hard copy. **Completed documentation reports are to be submitted prior to demolition/relocation/renovations.**

PLEASE NOTE:

*\*Large-format (4 by 5) film photography may be warranted for National Historic Landmarks and properties possessing a high level of local significance, or statewide or national significance.*

*\*\*Creation of as-built drawings may be warranted, and could be done using traditional drawing methods, CAD-type programs, or laser scanning.*

*\*\*\*A useful model for the historical narrative is the HABS/HAER narrative report form, equivalent to HABS Level 2 documentation. The HABS Historical Report Guidelines can be found on the web at: [https://www.nps.gov/history/local-law/arch\\_stnds\\_6.htm#guide](https://www.nps.gov/history/local-law/arch_stnds_6.htm#guide) AND*

*<https://www.federalregister.gov/documents/2003/07/21/03-18197/guidlines-for-architectural-and-engineering-documentation>*

**NOTICE:** This form is meant to be used as general guidance. Requirements may vary depending on the historic property and project in question. Property-specific requirements such as number of buildings/structures may be called out in the Letter of Resolution (LOR) agreement document or as a modification of this document appended to an LOR.

## UNANTICIPATED DISCOVERIES PLAN BRIARCLIFF SOLAR

### • Notification Procedures during Construction for Unanticipated Archaeological Discoveries

The following procedures will be adhered to in the event of a potential discovery of archaeological remains during construction:

1. Possible archaeological remains may be discovered by the contractor's construction personnel. In the event that suspected artifacts or archaeological features are uncovered during a construction activity, that activity shall immediately be halted in the vicinity of the discovery until it can be determined whether the materials are cultural and, if so, whether they represent a potentially significant site.
2. If artifacts are identified, activities that could affect the integrity of the deposit(s) will be suspended immediately and the contractor's construction foreman will be notified immediately. The foreman, in turn, will notify Briarcliff Solar's Site Manager. Notification will include the specific construction area in which the potential archaeological site is located. The Briarcliff Solar's Site Manager will notify the New York State Office of Historic Preservation/Office of Parks, Recreation and Historic Preservation (OPRHP) and the NYS Department of Environmental Conservation (DEC).
3. If an OPRHP site visit is necessary, the Briarcliff Solar's Site Manager will have an archaeologist on site within 24 hours after notification.
4. The location of any site-related materials, features, etc., will be identified on Project maps, along with the date on which they were identified.
5. If on-site archaeological investigations are required, the Briarcliff Solar's Site Manager will inform the construction contractor. No construction work at the site that could affect the cultural deposits will be performed until the archaeologist reviews the site. The site will be flagged as being off-limits for work, but will not be identified as an archaeological site *per se* in order to protect the resources.
6. The archaeologist will conduct a review of the site and will survey the site as necessary, in accordance with the OPRHP's standards and guidelines. Since the area will have already been partially disturbed by construction activities, the objective of any cultural resource investigations will be to evaluate data quickly and provide notification to the OPRHP and DEC.
7. The archaeologists will determine on the basis of the artifacts, cultural deposits, and general cultural sensitivity of the area whether the site is potentially significant and if the DEC and OPRHP require immediate notification by telephone. If not, data regarding the site will be e-mailed to the DEC and the OPRHP in order to ensure a quick site clearance.
8. Once site clearance is received from the DEC and OPRHP, Briarcliff Solar's Site Manager will notify the construction contractor that work may proceed.
9. If the archaeological site is determined to be potentially significant by either the archaeologist or the appropriate Tribal Historic Preservation Officer (THPO), the archaeologist will notify the OPRHP and the DEC by phone to arrange a meeting, preferably on-site within 48 hours, to discuss the next steps. After conferring with the OPRHP, DEC, and THPO, the Briarcliff Solar's Site Manager will move forward on an approved plan for the treatment of the discovery.
10. If Human Remains or possible Human Remains are identified, the following OPRHP guidelines will take effect.



**State Historic Preservation Office/  
New York State Office of Parks, Recreation and Historic Preservation  
Human Remains Discovery Protocol  
(August 2018)**

If human remains are encountered during construction or archaeological investigations, the New York State Historic Preservation Office (SHPO) recommends that the following protocol is implemented:

- Human remains must be treated with dignity and respect at all times. Should human remains or suspected human remains be encountered, work in the general area of the discovery will stop immediately and the location will be secured and protected from damage and disturbance.
- If skeletal remains are identified and the archaeologist is not able to conclusively determine whether they are human, the remains and any associated materials must be left in place. A qualified forensic anthropologist, bioarchaeologist or physical anthropologist will assess the remains in situ to help determine if they are human.
- No skeletal remains or associated materials will be collected or removed until appropriate consultation has taken place and a plan of action has been developed.
- The SHPO, the appropriate Indian Nations, the involved state and federal agencies, the coroner, and local law enforcement will be notified immediately. Requirements of the coroner and local law enforcement will be adhered to. A qualified forensic anthropologist, bioarchaeologist or physical anthropologist will assess the remains in situ to help determine if the remains are Native American or non-Native American.
- If human remains are determined to be Native American, they will be left in place and protected from further disturbance until a plan for their avoidance or removal can be generated. Please note that avoidance is the preferred option of the SHPO and the Indian Nations. The involved agency will consult SHPO and the appropriate Indian Nations to develop a plan of action that is consistent with the Native American Graves Protection and Repatriation Act (NAGPRA) guidance. Photographs of Native American human remains and associated funerary objects should not be taken without consulting with the involved Indian Nations.
- If human remains are determined to be non-Native American, the remains will be left in place and protected from further disturbance until a plan for their avoidance or removal can be generated. Please note that avoidance is the preferred option of the SHPO. Consultation with the SHPO and other appropriate parties will be required to determine a plan of action.
- To protect human remains from possible damage, the SHPO recommends that burial information not be released to the public.



**DEPARTMENT OF THE ARMY**  
**U.S. ARMY CORPS OF ENGINEERS, NEW YORK DISTRICT**  
**JACOB K. JAVITS FEDERAL BUILDING**  
**26 FEDERAL PLAZA**  
**NEW YORK, NEW YORK 10278-0090**

Regulatory Branch

**May 4, 2022**

**SUBJECT: Permit Application Number NAN-2022-00443-WRY**  
**by YSG Solar Development Company, LLC**

YSG Solar Development Company, LLC  
79 Madison Avenue, 8<sup>th</sup> Floor  
New York, NY 10016

Dear Ms. Jagdat:

On April 11, 2022, the New York District, U.S. Army Corps of Engineers (Corps), received a request for Department of the Army authorization for the installation of two 5MW ground mounted solar systems in the Saw Mill River watershed, in the Town of Ossining, Westchester County, New York.

Our review indicates that since the proposed work does not appear to include dredging or construction activities in or over any navigable waters of the United States, the placement of any dredged or fill material in any waters of the United States (including coastal or inland wetlands) or the accomplishment of any work affecting the course, location, condition or capacity of such areas, a Department of the Army permit, in accordance with 33 CFR 320-330, will not be required provided the proposed work is executed in accordance with the referenced material.

Care should be taken so that any fill or construction materials, including debris, do not enter the waterway to become a drift or pollution hazard. A No Permit Required (NPR) determination by the Corps:

- Does not obviate the requirement to obtain any other Federal, State, or local permits which may be necessary for your project;
- Does not constitute a federal evaluation of possible impacts to species protected under the Endangered Species Act. Projects that have the potential to impact federally listed species should contact the U.S. Fish and Wildlife Service; and,
- Does not constitute a federal evaluation of possible impacts to historic resources protected under Section 106 of the Natural Historic Preservation Act. Projects that have the potential to impact historic sites should contact the State Historic Preservation Officer in New York.

**This NPR determination neither addresses nor includes any consideration for geographic jurisdiction on aquatic resources and shall not be interpreted as such.**

In order for us to better serve you, please complete our Customer Service Survey located at <https://www.nan.usace.army.mil/Missions/Regulatory/Customer-Survey/>.

If any questions should arise concerning this matter, please contact Alexandra Ryan, of my staff, at [alexandra.ryan@usace.army.mil](mailto:alexandra.ryan@usace.army.mil) or at (917) 790-8518.

Sincerely,



Date: 2022.05.04  
18:44:46 -04'00'

Rosita Miranda  
Chief, Western Section

Enclosures





David Magid <dmg@ysgsolar.com>

## RE: YSG Solar\_Briarcliff Solar

1 message

**dec.sm.DEP.R3** <DEP.R3@dec.ny.gov>

To: Nadia Jagdat <nadia.jagdat@ysgsolar.com>

Cc: James Taravella <james.t@ysgsolar.com>, David Magid <dmg@ysgsolar.com>

Mon, Mar 28, 2022 at 4:28 PM

Nadia Jagdat,

As stated in the Full EAF, there are no DEC-mapped mapped wetlands on the site. There may be wetlands subject to federal regulation. You would need to contact the Army Corps of Engineers for a determination on the need for federal wetlands. Please see the attached general guidance on DEC regulations, including Water Quality Certifications for project requiring a federal permit.

**Rebecca Crist**

Deputy Permit Administrator, Division of Environmental Permits

*Pronouns: she/her/hers*

**New York State Department of Environmental Conservation**

21 South Putt Corners Road, New Paltz, NY 12561

P: (845) 256-3014 | F: (845) 255-4659 | [rebecca.crist@dec.ny.gov](mailto:rebecca.crist@dec.ny.gov)

[www.dec.ny.gov](http://www.dec.ny.gov) |  |  | 



**From:** Nadia Jagdat <nadia.jagdat@ysgsolar.com>  
**Sent:** Monday, March 28, 2022 3:08 PM  
**To:** dec.sm.DEP.R3 <DEP.R3@dec.ny.gov>  
**Cc:** James Taravella <james.t@ysgsolar.com>; David Magid <dmg@ysgsolar.com>  
**Subject:** YSG Solar\_Briarcliff Solar

*ATTENTION: This email came from an external source. Do not open attachments or click on links from unknown senders or unexpected emails.*

Good afternoon.

I am reaching out to you from YSG Solar Development Company, LLC in pursuance of a no impact determination for one of our proposed Solar PV developments in Briarcliff Manor, NY. Please find attached a copy of the notification letter, Long Form SEQR and preliminary site map. We look forward to your response. Thank you.

Best regards,

Nadia Jagdat

Development Associate

[YSG Solar](#)

(ph)

212-389-9215

(fx) 877

-

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-

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This message contains confidential information and is intended only for the individual named. If you are not the named addressee you should not disseminate, distribute or copy this e-mail. Please notify the sender immediately by e-mail if you have received this e-mail by mistake and delete this e-mail from your system. E-mail transmission cannot be guaranteed to be secure or error-free as information could be intercepted, corrupted, lost, destroyed, arrive late or incomplete, or contain viruses. The sender therefore does not accept liability for any errors or omissions in the contents of this message, which arise as a result of e-mail transmission. If verification is required please request a hard-copy version.



**DEC Division of Environmental Permits Jurisdictional Guidance.pdf**

253K

# NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION

Division of Water, Bureau of Flood Protection and Dam Safety

625 Broadway, Albany, New York 12233-3504

P: (518) 402-8185 | F: (518) 402-9029

[www.dec.ny.gov](http://www.dec.ny.gov)

March 28, 2022

sent via email to: [nadia.jagdat@ysgsolar.com](mailto:nadia.jagdat@ysgsolar.com)

Nadia Jagdat  
YSG Solar Development Company, LLC  
79 Madison Avenue, 8<sup>th</sup> Floor  
New York, NY 10016

RE: Solar PV Facility  
Village of Briarcliff Manor  
Westchester County

To Nadia Jagdat:

A determination was requested from this office of whether the above-referenced proposed Solar PV facility in the Village of Briarcliff Manor, Westchester County would affect the Special Flood Hazard Area (SFHA).

As shown on the Flood Insurance Rate Map (FIRM) panel 36119C0138F, dated 9/28/2007, the project site is in a Zone X, outside the 1% annual chance (100-year) floodplain. This zone is not subject to floodplain regulations. I've attached a FIRMette of the area of interest for your reference.

This review did not look at any other local, state, or federal permits that may be needed for the project. Should you have any questions, do not hesitate to contact me. I work out of the Department's Central Office in Albany and can be reached by phone at (518) 402-7350 or by email at [geoffrey.golick@dec.ny.gov](mailto:geoffrey.golick@dec.ny.gov).

Regards,



**Geoff Golick, EIT**  
Assistant Engineer, Floodplain Management Section

E-Enclosures: Panel 36119C0138F FIRMette

Ecc: Kelli Higgins-Roche, DEC Albany, Division of Water



Department of  
Environmental  
Conservation