

Agenda

Public Facilities Committee

April 18, 2022, 4:00 p.m., Legislative Chambers

Livestreamed on Facebook

Gerace Office Building, Mayville, NY

- A. Call to Order
 - B. Approval of Minutes (03/14/22)
 - C. Privilege of the Floor
-
- 1. Proposed Resolution – Calling a Public Hearing Pursuant to County Law §254 Upon a Proposal to Extend North Chautauqua Lake Sewer District Bounds in the Town of Chautauqua to Encompass the Mandolin Ridge Development, a Chautauqua Institution Property, and an Adjacent Property
 - 2. Other -

**CHAUTAUQUA COUNTY
RESOLUTION NO. _____**

TITLE: Calling a Public Hearing Pursuant to County Law §254 Upon a Proposal to Extend North Chautauqua Lake Sewer District Bounds in the Town of Chautauqua to Encompass the Mandolin Ridge Development, a Chautauqua Institution Property, and an Adjacent Property

BY: Public Facilities and Audit & Control Committees:

AT THE REQUEST OF: County Executive Paul M. Wendel, Jr. and
Legislature Chairman Pierre E. Chagnon:

WHEREAS, property owners in the immediate vicinity of the North Chautauqua Lake Sewer District (NCLSD) have requested an extension of the bounds of the NCLSD to include their properties; and

WHEREAS, it is beneficial for properties in the Chautauqua Lake watershed to be served by public sewers, and increasing the number of NCLSD customers will result in reduced overall per-EDU effort; and

WHEREAS, pursuant to Resolution 280-21 the Chautauqua County Sewer Agency was established pursuant to Article 5-A of New York State County Law to review the proposed NCLSD extension and to make recommendations to the County Legislature concerning the proposed extension; and

WHEREAS, the Sewer Agency transmitted to this Legislature a March 2022 map and plan prepared by Barton and Loguidice, engineers licensed in the State of New York, entitled “North Chautauqua Lake Sewer District Extension No. 1” and a “Report and Resolution in the Matter of the Extension of the North Chautauqua Lake Sewer District (NCLSD),” in furtherance of the Extension of NCLSD bounds (hereinafter collectively referred to as the Map, Plan and Report); and

WHEREAS, County Law §254 requires that this Legislature call a public hearing on the Map, Plan and Report; now therefore be it

RESOLVED, That a public hearing will be held by the Chautauqua County Legislature at the Legislative Chambers, Gerace Office Building in the Village of Mayville, Chautauqua County, New York on May 25, 2022 at 6:35 PM, prevailing time, on the proposed extension of the bounds of the NCLSD as set forth in the Map, Plan and Report; and be it further

RESOLVED, That the Clerk of the Legislature is hereby authorized and directed to cause a copy of the below Notice of Public Hearing to be published once in the official newspapers of the County and to be transmitted by first class mail to each assessed owner of property within the proposed boundary extension area of NCLSD as their names and addresses appear on the current assessment roll not less than ten (10) nor more than twenty (20) days before the date designated for the hearing; and be it further

RESOLVED, That pursuant to County Law §254(2)(a), the Clerk of the Legislature is directed to cause a certified copy of the below Notice of Public Hearing to be filed with the New York State Comptroller on or about the date of the publication of such notice; and be it further

RESOLVED, That the Notice of Public Hearing shall be in substantially the following form:

APPROVED

VETOES (VETO MESSAGE ATTACHED)

County Executive

Date

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the County Legislature of the County of Chautauqua, New York will meet in the Legislative Chambers, Gerace Office Building, Mayville, New York on May 25, 2022 at 6:35 PM, prevailing time, for the purpose of conducting a public hearing concerning the proposed extension of the North Chautauqua Lake Sewer District (NCLSD) boundary in the Town of Chautauqua to include properties in the Mandolin Ridge Development (Development) and two nearby properties, at the requests of the property owners. This boundary extension will not involve construction of additional NCLSD infrastructure and no debt will be issued to finance the improvements. The extension will enable property owners who have the necessary infrastructure to receive NCLSD services, and will involve NCLSD acceptance, without charge, of ownership of existing Development infrastructure consisting of 25 manholes and approximately 6800 linear feet of eight-inch sewer main. At such public hearing, the Chautauqua County Legislature will hear all persons interested in this matter.

The area to be included within the proposed extension of NCLSD is set forth as follows:

Commencing at a Point of Beginning, said point being the intersection of the Existing North Chautauqua Lake Sewer District boundary and the northern boundary of Parcel 297.01-1-58; thence proceeding southwesterly along the northern boundaries of Parcel 297.01-1-58, 297.01-1-38, 297.01-1-37, 297.01-1-36, 297.01-1-35, 297.01-1-34, 297.01-1-33, 297.01-1-32, 297.01-1-31, 297.01-1-30, 297.01-1-29, 297.01-1-28, 297.01-1-27 to the northwest corner of Parcel 297.01-1-27; thence continuing southerly along the western boundaries of Parcel 297.01-1-26, 297.01-1-25, 297.01-1-24, 297.01-1-23, 297.01-1-22, 297.01-1-21, 297.01-1-20, 297.01-1-19, 297.01-1-18, 297.01-1-17, 297.01-1-16, to the southwest corner of Parcel 297.01-1-16; thence continuing easterly along the southern boundaries of Parcel 297.01-1-16, 297.01-1-15, 297.01-1-14, 297.01-1-13, 297.01-1-12, 297.01-1-11, 297.00-1-48 to its intersection with the eastern boundary of Chautauqua Stedman Road; thence continuing northerly along the eastern boundary of Chautauqua Stedman Road to the southwest corner of Parcel 297.00-1-19; thence continuing easterly along the southern boundary of Parcel 297.00-1-19 to the southeast corner of said Parcel; thence continuing northeasterly along the eastern boundary of Parcel 297.00-1-19 to the northeast corner of said Parcel; thence continuing northwesterly along the northern boundary of Parcel 297.00-1-19 to the northwest corner of said Parcel; thence continuing northerly along the eastern boundary of Chautauqua Stedman Road to its intersection with the Existing North Chautauqua Lake Sewer District boundary; thence continuing northwesterly along the Existing North Chautauqua Lake Sewer District boundary to the Point of Beginning.

A map showing tax parcels within the extension area is included as Figure 1, and a list of EDU assessments is included as Appendix B, to the "North Chautauqua Lake Sewer District Extension No. 1" Map, Plan and Report (MPR) prepared by Barton & Loguidice and on file for inspection in the office of the Clerk of the County Legislature, 3 North Erie Street, Mayville, New York, and available on-line at <https://chqgov.com/legislature/Legislature>. As shown in MPR Appendix B, residential and commercial properties will be assessed on an equivalent dwelling unit (EDU) basis. The annual EDU charge will be \$540, with a single family home constituting one EDU and a two family home constituting two EDUs. Properties assessed at greater than 1 EDU will pay some multiple of \$540 annually, and parcels that are not connected and not required to be connected will not be charged. EDU charges may be changed from time to time by the County Legislature after a public hearing whenever the County Legislature shall determine that such changes are necessary in the public interest. Property owners will be responsible for all costs of connecting to the District's infrastructure. Each new user is responsible for the cost of installing a sewer line from their dwelling or building to the property line (for gravity connections) or to a grinder pumping station installed near the dwelling. Costs will vary depending on the type of service and subsurface conditions. A cost of \$2,500 for the exterior connection is a reasonable budget. Current connection permit fees are \$50 for residential properties and \$100 for commercial properties. Reconfiguration of existing plumbing within the dwelling or building may also be required. Property owners may be eligible to apply for a grant or loan to assist with the connection cost through the United States Department of Agriculture Rural Development.



CHAUTAUQUA COUNTY SEWER AGENCY

Administrated by the
DEPARTMENT OF PLANNING AND DEVELOPMENT

201 West Third Street • Jamestown, New York 14701
Phone (716) 661-8900 • www.planningchautauqua.com

Meeting Minutes
Monday March 28th at 4:00 PM
Gerace Office Building, Room 333
Mayville, NY

Proposed Extension of the North Chautauqua Lake Sewer District

Chautauqua Sewer Agency Chairman Pierre Chagnon called the meeting to order at 4:00 pm, which then followed with introductions of the Agency members:

- Pierre Chagnon – County Legislator-District 8 and Chairman of the County Legislature
- Don Emhardt – Town of Chautauqua Supervisor
- Mike Starks – Chautauqua Utility District Superintendent
- Marty Proctor – County Legislator District 18
- Don Anderson – Member at Large
- Ben Gehring – Member at Large
- Scott Cummings – North Chautauqua Lake Sewer District Director
- Rob Yates – Town of North Harmony Supervisor

Chairman Chagnon stated that the Chautauqua County Sewer Agency, reestablished by Resolution 208-21 pursuant to Article 5-A of the County Law, is charged with reviewing the North Chautauqua Lake Sewer District (NCLSD) map and plan and making recommendations to the County Legislature regarding the proposed extension of the NCLSD.

NCLSD Director Scott Cummings provided copies of the map and plan for Agency's consideration. Cummings then described the purpose of the proposed extension, its boundaries and the physical infrastructure contained therein. Cummings noted that the NCLSD Board had previously approved the map and plan for the proposed extension.

Chairman Chagnon asked if there were any questions, comments and concerns regarding the map and plan. None were voiced by the Agency members. Chairman Chagnon then called for a motion for the Agency to adopt the Chautauqua County Sewer Agency Report and Resolution regarding the extension of the bounds of the North Chautauqua Lake Sewer District that was shared with the Agency members. Don Emhardt made the motion. Rob Yates seconded the motion, which the Agency approved unanimously.

The Agency adjourned at 4:50 pm.

CHAUTAUQUA COUNTY SEWER AGENCY
REPORT AND RESOLUTION

STATE OF NEW YORK
COUNTY OF CHAUTAUQUA

In the Matter of the Extension of the Bounds of the
North Chautauqua Lake Sewer District (NCLSD)

At a meeting of the Chautauqua County Sewer Agency (Agency) held in the Village of Mayville, Chautauqua County, New York on the 28th day of March, 2022:

WHEREAS, H & H Chautauqua Development, LLC (Developer) is constructing a residential housing development, known as Mandolin Ridge (Development), near the intersection of West Lake Road and Chautauqua Stedman Road in the Town of Chautauqua; and

WHEREAS, the Development is in the immediate vicinity of, but not within the bounds of, the North Chautauqua Lake Sewer District (District); and

WHEREAS, by letter to the Developer dated April 29, 2021 the New York State Department of Environmental Conservation approved the Developer's engineering reports and plans for a Development sewer system extension; and

WHEREAS, the District Board approved the connection of Development infrastructure to District infrastructure consistent with the terms of an Introductory Letter dated June 29, 2020; and

WHEREAS, the District Board Petitioned the Chautauqua County Legislature to extend the boundaries of the District to include the Development, citing the proximity of the Development to Chautauqua Lake, an impaired water body, and citing the Chautauqua Lake Integrated Sewer Management Plan which contemplates the upgrade, extension and development of sewer infrastructure on the west side of Chautauqua Lake; and

WHEREAS, the governing Board of the Town of Chautauqua passed a Resolution on the 9th day of November, 2021 in support of the extension of District bounds to encompass the Development; and

WHEREAS, pursuant to Chautauqua County Legislative Resolution 280-21 the County Sewer Agency was reestablished to review a Map, Plan and Report prepared by Barton and Loguidice, an engineering firm licensed in the State of New York, dated March 2022 and titled "North Chautauqua Lake Sewer District Extension No. 1" (Map and Plan); and

WHEREAS, the Map and Plan includes the Development, three adjacent parcels owned by Developer, and two additional parcels included upon request of the owners of the parcels; and

WHEREAS, all sewer infrastructure serving the newly incorporated parcels has been or will be constructed by, and at the expense of, the property owners, such that the estimated District construction, procurement and installation costs is Zero Dollars (\$0), and infrastructure maintenance and sewage treatment costs will be covered by, and consistent with, charges to other District customers; and

WHEREAS, the Map and Plan includes new facilities constructed by the Developer, including 25 new manholes and approximately 6800 linear feet of new, eight-inch sewer main, which are proposed to be transferred to the District in accordance with the terms and conditions of the District's Introductory Letter; and

WHEREAS, the Map and Plan adequately addresses elements required by New York State County Law §253, namely:

- (1) the boundary of the area to be benefitted by the District boundary extension;
- (2) a description of the area sufficient to permit definite and conclusive identification of all parcels of property included therein;
- (3) the proposed location of all facilities, such as pumping stations, trunk, interceptor and outfall sewers, and pumping stations;
- (4) an estimate of District construction, procurement and installation costs, and the method of financing the same; and
- (5) an evaluation of rehabilitation needs, based upon public use and private development and other factors, of which there are none due to the fact that the District is accepting infrastructure installed by property owners; therefore be it

RESOLVED, That the Map and Plan as identified in the recitals hereof is hereby accepted by the Agency; and be it further

RESOLVED, That the Map and Plan, together with this Report, be transmitted to the Chautauqua County Legislature for further action under Article 5-A of the County Law of the State of New York.

Map, Plan and Report

North Chautauqua Lake Sewer District Extension No. 1

Prepared for
North Chautauqua Lake Sewer District

50 Clark Street
P.O. Box 167
Mayville, New York

March 2022



Barton & Loguidice

North Chautauqua Lake Sewer District Extension No. 1

Chautauqua County, New York

Map, Plan & Report

March 2022

Prepared For:

North Chautauqua Lake Sewer District
50 Clark Street
P.O. Box 167
Mayville, New York 14757

Prepared By:

Barton & Loguidice Engineers, D.P.C.
1738 Elmwood Avenue, Suite 100
Buffalo, New York 14207

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Figure 1 – North Chautauqua Lake Sewer District Extension No. 1 Boundary Map

Figure 2 – North Chautauqua Lake Sewer District Extension No. 1 Utility Map

Appendices

Appendix A – Existing North Chautauqua Lake Sewer District Boundary Map

Appendix B – Sewer District Extension No. 1 Written Boundary Description

Appendix C – Sewer District Extension No. 1 EDU Assessment

Appendix D – NYSDEC Sewer Extension Approval Letter for Mandolin Ridge Sewer System

Executive Summary

The North Chautauqua Lake Sewer District (NCLSD) seeks to extend their existing sewer district boundary to include all properties located within the Mandolin Ridge Subdivision development as well as two (2) additional parcels (SBL Nos. 297.00-1-19 and 297.00-1-48). The Mandolin Ridge Subdivision is a 50-acre development consisting of 56 residential and three (3) commercial properties on the northwest side of the Town of Chautauqua. Sewage from all properties included under this district extension, when developed (except Parcel 297.00-1-48), will be conveyed to the existing NCLSD Wastewater Treatment Plant (WWTP) in the Village of Mayville. Parcel 297.00-1-48 is currently developed and utilizes a septic system, but may connect to the NCLSD at some point in the future. This district extension will not include the construction of any new public sewer infrastructure. All required new facilities or upgrades to existing facilities necessary to convey sewage from the district extension to the NCLSD WWTP have been or will be installed at the expense of the property developers.

1.0 Authorization

The North Chautauqua Lake Sewer District has retained Barton & Loguidice, D.P.C. (B&L) to prepare this Map, Plan & Report (MPR) to extend the current District's boundaries. This district extension is intended to be completed in accordance with Article 5-A of New York State County Law.

2.0 Background and Existing Conditions

Chautauqua County owns and operates the North Chautauqua Lake Sewer District (NCLSD) which contains various sanitary sewer collection, pumping, and treatment infrastructure. Sewer infrastructure located north of the Chautauqua Institution utilizes the NCLSD Wastewater Treatment Plant (WWTP) located in the Village of Mayville. Recently, the Town of Chautauqua approved the Mandolin Ridge subdivision; a new development that contains 56 residential lots and three (3) commercial lots located near the intersection of Chautauqua Stedman Road and Route 394. As part of this development, the Mandolin Ridge developer installed new sanitary sewer mains that are intended to convey sanitary flows from the Mandolin Ridge development to the existing NCLSD conveyance system (and eventually to the Mayville WWTP). This new sanitary sewer infrastructure will be dedicated to the NCLSD upon project completion. The purpose of this Map, Plan, and Report is to extend the existing NCLSD sewer district boundary to include 62 additional parcels located within or adjacent to the Mandolin Ridge subdivision development. A map of the existing NCLSD boundary in the vicinity of the Mandolin Ridge subdivision development is included in Appendix A.

3.0 Proposed NCLSD Ext. No. 1 Boundary and EDUs

The proposed NCLSD Ext. No. 1 includes 62 parcels located in the Town of Chautauqua. A map of the district extension is shown in Figure 1. A written legal description of the proposed district boundary extension is included in Appendix B.

An equivalent dwelling unit (EDU) is the unit of measure by which a user is charged for sewer services. The current sewer charge per EDU in the NCLSD is \$135.00 per quarter. The NCLSD currently assesses EDUs based on the following:

- Residential Customers: One (1) EDU per Residential Dwelling Unit
- Commercial Users: One (1) EDU for up to 17,500 gallons of quarterly metered water use; for quarterly water use over 17,500 gallons, EDUs will be assessed on a prorated basis equivalent to one (1) EDU equal to 17,500 gallons of quarterly metered water use
- Parcels Not Connected to Sewer: No Charge

Users located within the NCLSD Ext. No.1 will be assessed EDUs and charged the same rates as users located within the existing NCLSD boundaries. Sewer rates and EDU assessment schedules are subject to adjustments as determined by the NCLSD administrative board and approved by the County Legislature. The proposed NCLSD Ext. No. 1 could consist of 61 or more additional equivalent dwelling units at full build out. A parcel list of the proposed NCLSD Ext. No. 1, including current and potential future EDU assessments, is included in Appendix C.

4.0 Proposed Facilities

All proposed new sanitary sewer facilities have been constructed by and paid for by the developer of the new Mandolin Ridge Development. It is intended for this new sewer infrastructure to be dedicated to the NCLSD at no cost to the District. A map of sanitary sewer infrastructure that is intended to be dedicated to the NCLSD is shown on Figure 2.

5.0 Estimated Costs

Since the proposed sanitary sewer facilities required for this district extension were constructed and paid for by the developer, the NCLSD will not encounter or take on any capital debt due to the district extension. The existing NCLSD treatment and conveyance infrastructure is noted to currently have capacity for additional sanitary flows from only the residential parcels included in this subdivision (est. peak day at 18,000 gallons). An approval letter from the New York State Department of Environmental Conservation for the additional sanitary flows from the residential parcels in this subdivision is included as Appendix D. A capacity analysis was not completed for commercial development as no commercial development details were available. Sanitary capacity of any proposed commercial development shall be reviewed during the proposed development's SEQR process at the expense of the developer to determine the feasibility of sanitary connection.

Users located within the NCLSD Ext. No. 1 will be assessed EDUs and charged the same rates as users located within the existing NCLSD boundaries. Users located within the NCLSD Ext. No.1 will equally share all capital debt (including existing capital debt) and O&M costs with users located within the existing NCLSD boundaries. Current NCLSD sewer rates have been detailed in Section 4.0.

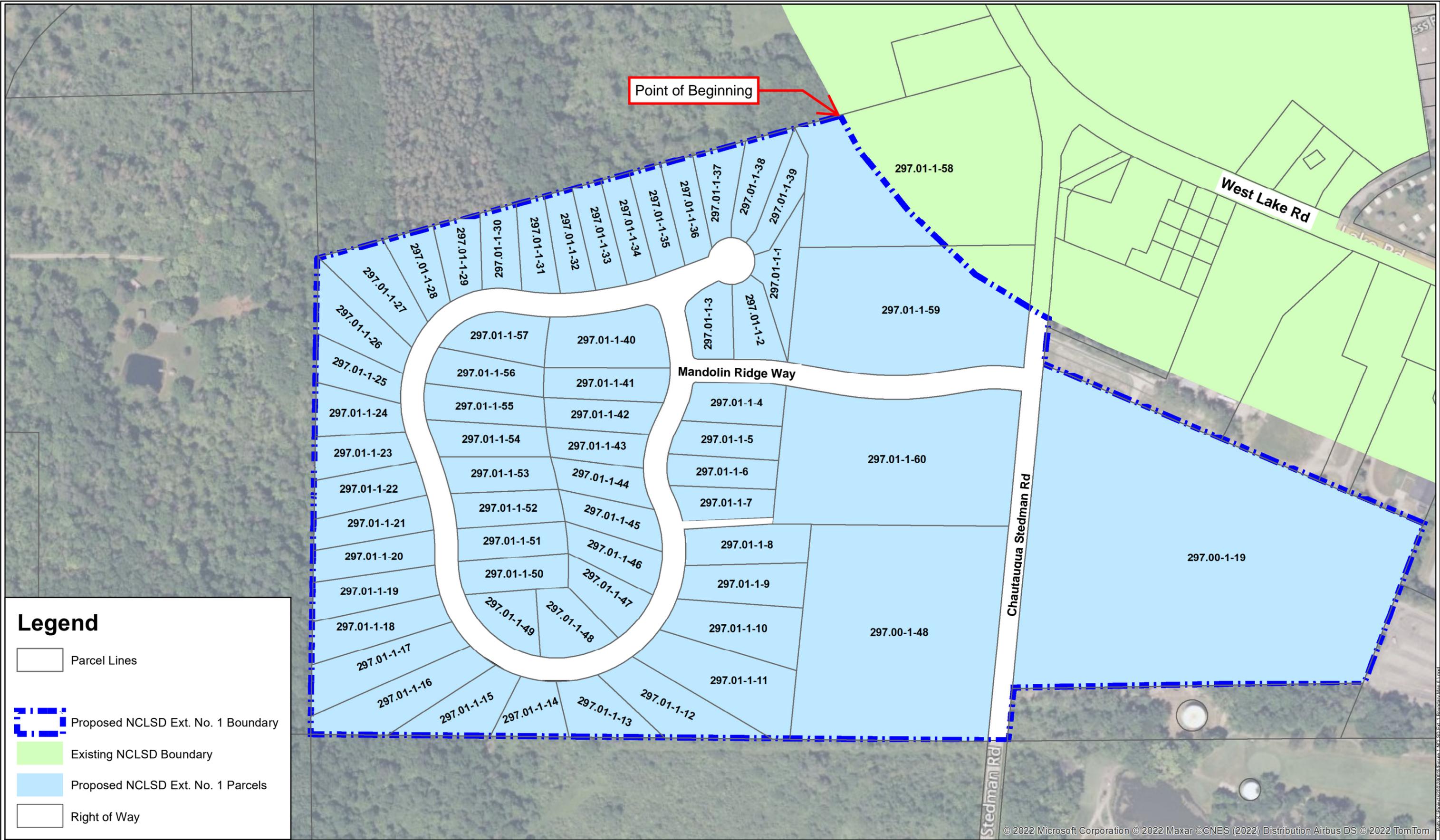
6.0 Recommended Steps to Proceed

It is recommended that this Map, Plan and Report, dated March 2022, be reviewed and accepted by the North Chautauqua Lake Sewer District Administrative Board and reviewed by the Chautauqua County Sewer Agency with its recommendations provided to the Chautauqua County Legislature. Thereafter, the Board should proceed pursuant to Article 5-A of the County Law as recommended by legal counsel for extending the boundary of the sewer district.

Figures

Figure 1

North Chautauqua Lake Sewer District Extension No. 1 Boundary Map



Legend

- Parcel Lines
- Proposed NCLSD Ext. No. 1 Boundary
- Existing NCLSD Boundary
- Proposed NCLSD Ext. No. 1 Parcels
- Right of Way



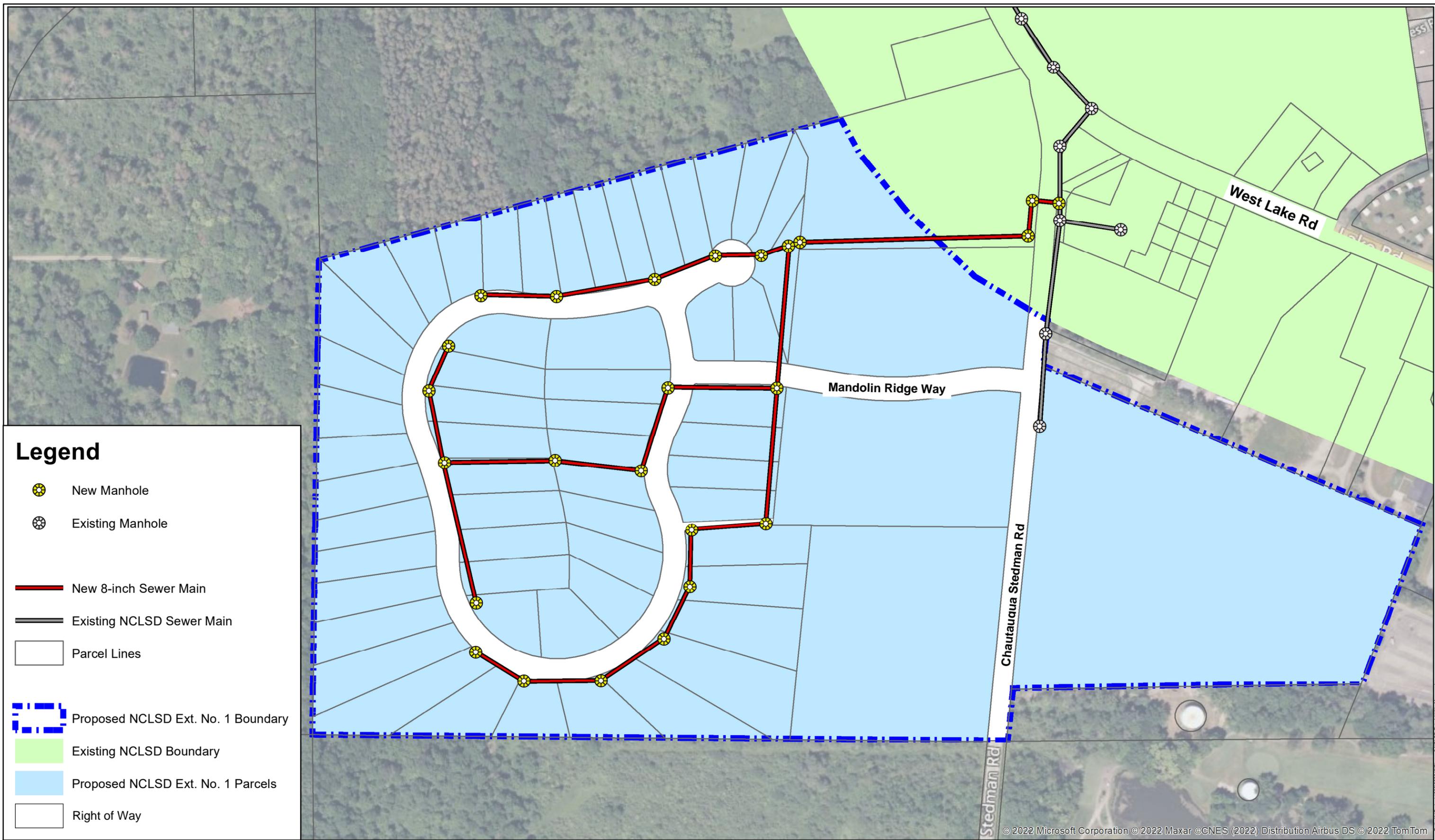
1 inch = 300 feet

North Chautauqua Lake Sewer District
NCLSD Ext. No. 1 Boundary Map
 Chautauqua County 3/2/2022 New York

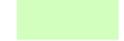
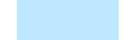
Figure 1
Project No. 280.015.002

Figure 2

North Chautauqua Lake Sewer District Extension No. 1 Utility Map



Legend

-  New Manhole
-  Existing Manhole
-  New 8-inch Sewer Main
-  Existing NCLSD Sewer Main
-  Parcel Lines
-  Proposed NCLSD Ext. No. 1 Boundary
-  Existing NCLSD Boundary
-  Proposed NCLSD Ext. No. 1 Parcels
-  Right of Way

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 1 inch = 300 feet

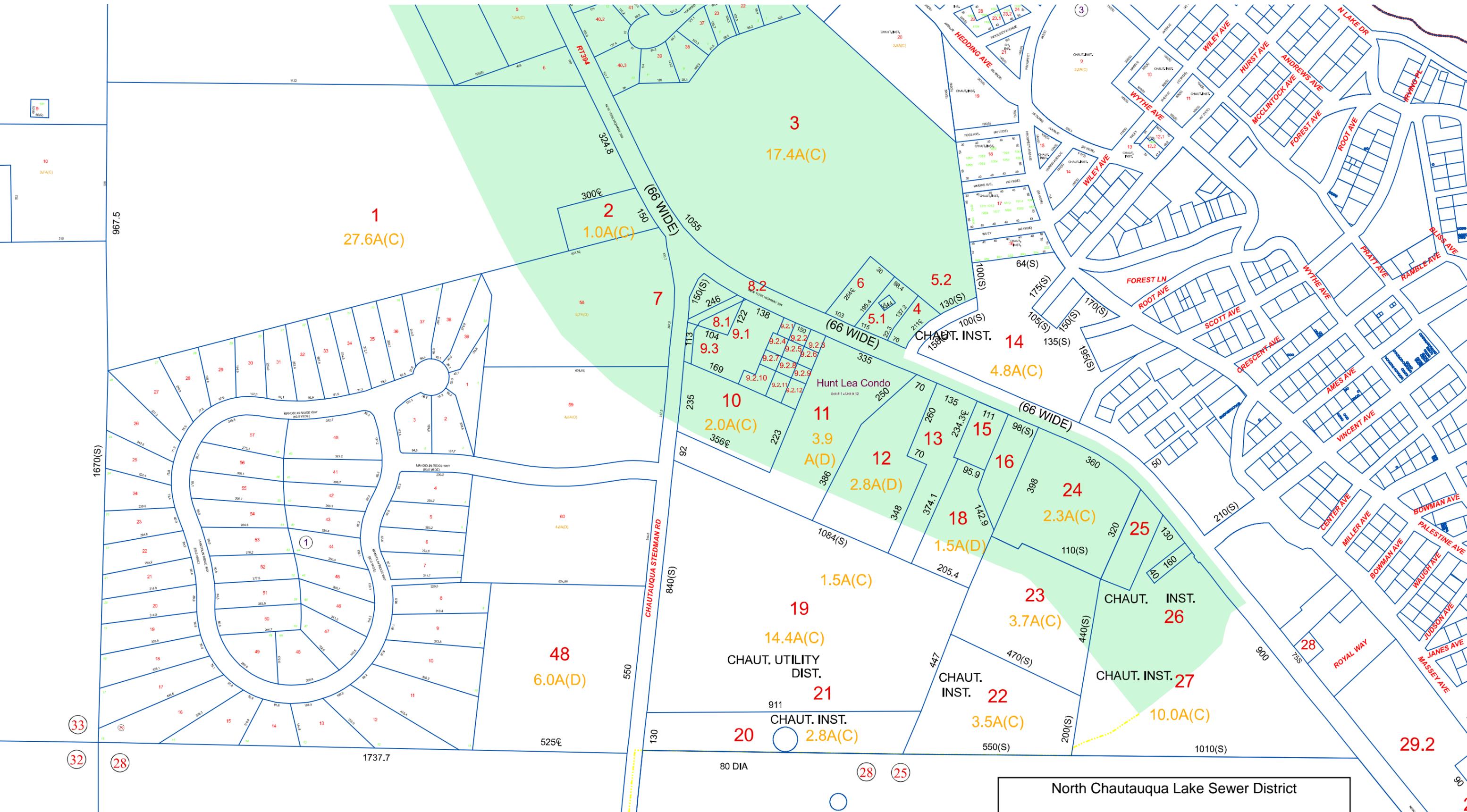
North Chautauqua Lake Sewer District		Figure 2 Project No. 280.015.002
NCLSD Ext. No. 1 Utility Map		
Chautauqua County	3/2/2022	New York

Appendices

Appendix A

Existing North Chautauqua Lake Sewer District Boundary Map

Existing sewer district boundary map provided by the Director of the North Chautauqua Lake Sewer District, Scott Cummings



North Chautauqua Lake Sewer District
Existing NCLSD Boundary Map
Chautauqua County New York

Appendix B

NCLSD Extension No. 1 Written Boundary Description

Boundary Description
North Chautauqua Lake Sewer District Extension No. 1
Chautauqua County, New York

The North Chautauqua Lake Sewer District Extension No. 1, situated in the Town of Chautauqua, Chautauqua County, State of New York, being more particularly described as follows:

Commencing at a Point of Beginning, said point being the intersection of the Existing North Chautauqua Lake Sewer District boundary and the northern boundary of Parcel 297.01-1-58; thence proceeding southwesterly along the northern boundaries of Parcel 297.01-1-58, 297.01-1-38, 297.01-1-37, 297.01-1-36, 297.01-1-35, 297.01-1-34, 297.01-1-33, 297.01-1-32, 297.01-1-31, 297.01-1-30, 297.01-1-29, 297.01-1-28, 297.01-1-27 to the northwest corner of Parcel 297.01-1-27; thence continuing southerly along the western boundaries of Parcel 297.01-1-26, 297.01-1-25, 297.01-1-24, 297.01-1-23, 297.01-1-22, 297.01-1-21, 297.01-1-20, 297.01-1-19, 297.01-1-18, 297.01-1-17, 297.01-1-16, to the southwest corner of Parcel 297.01-1-16; thence continuing easterly along the southern boundaries of Parcel 297.01-1-16, 297.01-1-15, 297.01-1-14, 297.01-1-13, 297.01-1-12, 297.01-1-11, 297.00-1-48 to its intersection with the eastern boundary of Chautauqua Stedman Road; thence continuing northerly along the eastern boundary of Chautauqua Stedman Road to the southwest corner of Parcel 297.00-1-19; thence continuing easterly along the southern boundary of Parcel 297.00-1-19 to the southeast corner of said Parcel; thence continuing northeasterly along the eastern boundary of Parcel 297.00-1-19 to the northeast corner of said Parcel; thence continuing northwesterly along the northern boundary of Parcel 297.00-1-19 to the northwest corner of said Parcel; thence continuing northerly along the eastern boundary of Chautauqua Stedman Road to its intersection with the Existing North Chautauqua Lake Sewer District boundary; thence continuing northwesterly along the Existing North Chautauqua Lake Sewer District boundary to the Point of Beginning.

The above described boundary is in accordance with the map entitled "North Chautauqua Lake Sewer District Extension No. 1 Boundary Map", Figure 1, prepared by Barton and Loguidice, D.P.C., dated March 2022 and having File No. 280.015.002.

Appendix C

Sewer District Extension No. 1 EDU Assessment

Appendix B - North Chautauqua Lake Sewer District Extension No. 1 EDU Assessment

Parcel List and EDU Assessment

Owner Name	Parcel	Current Property Class	Current Property Class Description	Current EDU Assessment	Likely Future EDU Assessment
Thomas E Gibbs	297.00-1-48	210	One family year-round residence	0	1
Chautauqua Institution	297.00-1-19	438	Parking Lot	0	1+
H&H Chautauqua Development, LLC	297.01-1-1	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-2	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-3	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-4	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-5	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-6	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-7	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-8	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-9	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-10	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-11	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-12	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-13	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-14	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-15	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-16	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-17	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-18	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-19	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-20	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-21	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-22	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-23	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-24	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-25	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-26	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-27	311	Residential vacant land	0	1

H&H Chautauqua Development, LLC	297.01-1-28	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-29	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-30	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-31	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-32	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-33	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-34	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-35	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-36	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-37	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-38	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-39	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-40	821	Flood control	0	0
H&H Chautauqua Development, LLC	297.01-1-41	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-42	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-43	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-44	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-45	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-46	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-47	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-48	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-49	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-50	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-51	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-52	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-53	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-54	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-55	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-56	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-57	311	Residential vacant land	0	1
H&H Chautauqua Development, LLC	297.01-1-58	330	Vacant land in commercial areas	0	1+
H&H Chautauqua Development, LLC	297.01-1-59	330	Vacant land in commercial areas	0	1+
H&H Chautauqua Development, LLC	297.01-1-60	352	Shell building - commercial	1	1+
				1	61+

Appendix D

NYSDEC Sewer Extension Approval Letter for Mandolin Ridge Sewer System

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION

Division of Water, Region 9
270 Michigan Avenue, Buffalo, NY 14203-2915
P: (716) 851-7070 | F: (716) 851-7009
www.dec.ny.gov

April 29, 2021

Henry K. McConnon
H & H Chautauqua Development, LLC
P.O. Box 196
Mayville, New York 14757

Dear Henry McConnon:

**Sewer Extension Approval for
Mandolin Ridge Sewer System
North Chautauqua Lake Sewer District
Chautauqua County**

This office has completed its review of the above-referenced sewer extension engineering report and plans. The revised plans as submitted to the Department and received on April 16, 2021 are hereby approved by this Department. Please note this approval is for the revised plans submitted for the residential portion of the site plan only. Should the commercial development described in the engineering report proceed, the plans and specifications and engineering design for the pump station upgrades necessary to support the additional flows will need to be reviewed by the department as well as the plans and engineering report for that phase of development.

CONDITIONS OF APPROVAL

1. These facilities shall be constructed in accordance with the plans approved on this date under the supervision of an engineer licensed to practice in the State of New York.
2. When construction is completed, the professional engineer supervising the construction shall provide a certification to this Department that the facilities were built according to the approved plans. Such certification shall include detailed results of all integrity tests and must be submitted within sixty (60) days of completion of construction.
3. This approval is revocable and subject to modification pursuant to Article 17 of the Environmental Conservation Law. Any modification of the approved plans or specifications during construction must be approved by this Department.
4. If the project will involve the disturbance of more than 1 acre of land, you must obtain coverage under the SPDES General Permit for Stormwater Discharges for Construction Activity (GP-0-15-002) before construction can begin.

Henry K. McConnon
April 29, 2021
Page 2

FACILITIES APPROVED

1. Approximately 4,600 linear feet of 8-inch PVC sewer pipe.
2. Eighteen new sewer manholes.
3. Sewer laterals (6-inch PVC) for up to 54 residential lots.

When the Department receives the full-size paper copies of the final revision of the plans, the approved plans will be sent to you and the County Health Department. One copy will be retained by this office for our records.

If you have any questions, you can contact me at (716) 851-7070.

Sincerely,



William H. L. Smythe, III, P.E.
Professional Engineer 1

ecc: Jeffrey Konsella, NYSDEC, Regional Water Engineer
Paul Snyder, Chautauqua County Health Department

cc: **North Chautauqua Lake Sewer District**
Andy Johnson, EcoStrategies Engineering and Surveying PLLC

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