

WARREN COUNTY FACILITIES COMMITTEE MEETING

Tuesday, November 26, 2013  
10:30 a.m.

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AIRPORT AGENDA

- CALL TO ORDER.....Chairman Daniel J. Girard
- APPROVAL OF MINUTES.....Chairman Daniel J. Girard
- NEW BUSINESS.....Chairman Daniel J. Girard

GRANT APPLICATIONS  
N/A

RESOLUTION REQUEST(S)  
1 – SEQR Determination of Non-Significance - Negative Declaration for the Runway 1  
Obstruction Removal project H335. ... Airport Manager Ross Dubarry

TRAVEL REQUESTS  
N/A

ITEMS OF INTEREST  
Capital Projects Update – Engineers Status Reports

- OLD BUSINESS.....Chairman Daniel J. Girard
- REFERRALS.....Chairman Daniel J. Girard
  - Software for aircraft activity tracking
  - Schermerhorn Café Proposal

- PRIVILEGE OF THE FLOOR.....Chairman Daniel J. Girard
- ADJOURNMENT.....Chairman Daniel J. Girard

# RESOLUTION REQUEST FORM NO. 20

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## MISCELLANEOUS

*\*Please List All Other Requests Not Covered by Previous Resolution Request Forms Here.  
Please attach any backup information available and be as detailed as possible.*

**DEPARTMENT NAME: DPW - Airport**

**DATE: 11/26/2013**

- (a) Purpose of Request: To make a formal SEQR Determination of Non-Significance - Negative Declaration for the Runway 1 Obstruction Removal Project H335.
  
- (b) Details: C&S Engineers has prepared a SEQR Negative Declaration for this project on behalf of the County. Some of the reasons supporting this determination include no known impacts to threatened or endangered plant or animal species, only temporary impacts to wetlands involving tree clearing only, stormwater runoff will be managed, and final grading and seeding will restore the site. Complete details for supporting the Notice of Determination of Non-Significance are attached to this resolution request.
  
- (c) Previous Resolution Number: 289 of 2013

**State Environmental Quality Review  
Negative Declaration  
Notice of Determination of Non-Significance**

**Lead Agency:** Warren County  
**Address:** Floyd Bennett Memorial Airport  
443 Queensbury Ave.  
Queensbury, NY 12804

**Date:** August 5, 2013

This notice is issued pursuant to Part 617 of the implementing regulations pertaining to Article 8 (State Environmental Quality Review) of the Environmental Conservation Law. Warren County, acting as Lead Agency, has determined that the proposed action described below will not have a significant impact on the environment.

**Title of Action:** Runway 1 End Obstruction Removal Project

**SEQR Status:** Type I   
Unlisted

**Conditioned Negative Declaration:**  Yes  
 No

**Description of Action:**

Warren County proposes the Obstruction Removal Runway 1 End Project (project) at Floyd Bennett Memorial Airport (GFL) located in the Town of Queensbury, Warren County, New York. This project includes removing approximately 70 acres of trees on airport property and property owned by the Sponsor off the Runway 1 end.

The proposed Project will temporarily directly impact approximately 0.1 acres of wetlands (for construction access roads) and will involve vegetation removal (tree clearing only) on approximately 13 acres in wetlands. In addition, existing pipes and drainage swales within wetlands will be cleaned of debris and re-graded. As a result, the proposed project will require permits from the New York State Department of Environmental Conservation (NYSDEC) and United States Army Corps of Engineers (USACE). Obtaining permits should not require a mitigation plan to offset impacts to wetland areas as the anticipated impacts are minimal. The permit applications are currently being prepared by C&S Engineers and will be approved by the NYSDEC and USACE permit offices before the start of construction.

Removal methods will vary and include the following techniques: clearing in environmentally sensitive areas with no ground disturbance, selective clearing, and clearing and grubbing with site grading and leveling. Wetland clearing and wetland buffer area clearing shall consist of the cutting and removal of all trees, brush, logs, hedges, down timber, snags, undergrowth, and other loose or projecting material and debris in designated environmentally sensitive areas. Only low-ground-pressure (LGP) equipment or hand-held tools will be allowed within clearing areas. The grubbing of stumps and roots will not be required or allowed. Clearing and grubbing shall consist of clearing the surface of the ground of the designated areas of all trees, stumps, down timber, logs, snags, brush, undergrowth, hedges, heavy growth of grass or weeds, debris, rocks, hills/berms, and

rubbish of any nature, natural obstructions or such material which is unsuitable for the establishment of turf and a smooth maintainable surface, including the grubbing of stumps, roots, matted roots, and the disposal from the project of all spoil materials resulting from clearing and grubbing. Selective clearing shall consist of lowering the tree canopy (crown reduction), and selective pruning of the tree canopy of certain species, of existing trees. Removal of trees to ground level will be required, should required canopy reduction render the tree bare of vegetation. The intent of this option is to leave the existing understory, brush, bushes, and smaller vegetation undisturbed as best as possible. No grubbing or grading shall take place in areas of selective clearing. A vegetative buffer zone will remain along the edge of Queensbury Avenue to provide a screen for residences along the road. Selective clearing will reduce the overall degree of obstacle penetration and the remaining Federal Aviation Regulations (FAR) Part 77 surface penetrations will be lighted in accordance with all applicable Federal Aviation Administration (FAA) Advisory Circulars. As such, three obstruction lights will be installed in the Runway 1 right approach to light the remaining obstacles.

The proposed Project will not significantly alter the capacity of the Airport or the type of aircraft it serves. All construction activities for this Project will take place on Floyd Bennett Memorial Airport or adjacent County owned parcels, thus no persons will be displaced as a result of the proposed project. The Project is not expected to meet any significant public opposition. Environmental impacts resulting from the proposed tree removal will not result in substantial, detrimental effects to the Airport vicinity. Such impacts are consistent with Federal, State and local plans and will not violate State or Federal environmental standards.

The Clean Water Act states that storm water discharges from certain construction activities to waters of the United States are unlawful unless authorized by a National Pollutant Discharge Elimination System (NPDES) permit. In New York State, the NYSDEC administers the NPDES permits through the State Pollution Discharge Elimination System (SPDES) program. According to the SPDES General Permit No. GP-0-10-001, dated January 29, 2010, construction sites or common plans of development that results in disturbance of one or more acres are subject to permitting requirements. From design, it was determined that the proposed project will result in a disturbance of one or more acres and Warren County will be required to submit a Notice Of Intent (NOI) to the NYSDEC at least 5 days prior to the start of construction. By submitting a NOI, the County is certifying that a Storm Water Pollution Prevention Plan (SWPPP) has been prepared and will be implemented during construction. The principle objective of a SWPPP is to comply with the SPDES storm water permit for construction activities by planning and implementing soil erosion and sediment control practices. The plan intended for this project was developed according to NYSDEC standards and outlines the manner in which to reduce the potential of storm water runoff pollution during construction activities and assigns responsibilities to ensure that the contractor and his subcontractors implement the requirements of the Storm Water Pollution Prevention Plan. A copy of the SWPPP will be on-site for the duration of the Project.

An Environmental Assessment (EA) for Short-Term Improvement Projects at Floyd Bennett Memorial Airport was previously prepared by Stantec Consulting Inc. (Stantec) for submittal and approval by the FAA. The Stantec EA included this proposed obstruction removal project. The FAA approved the Stantec EA and issued a Finding of No Significant Impact (FONSI) on July 13, 2006.

**Location:** Floyd Bennett Memorial Airport  
443 Queensbury Ave.  
Queensbury, NY 12804

**Reasons Supporting This Determination:**

Pursuant to the criteria in 6 NYCRR 617 and upon review of the Environmental Assessment Form, it has been determined that the proposed project will not cause significant adverse environmental impacts. The following was considered in making this decision:

- I. The proposed project should not significantly impact threatened or endangered plant or animal species, wildlife, significant ecological communities, and/or aquatic resources.
- II. The proposed project will temporarily impact 0.1 acres of wetlands and will involve vegetation removal (tree clearing only) on approximately 13 acres in wetlands. The proposed project will not result in a loss of wetland acreage; rather the project will result in a change to the ecological community cover type. The proposed project will require permits from the USACE and the NYSDEC. Obtaining the permits should not require a mitigation plan as the anticipated impacts are minimal.
- III. No cultural resource area impacts are expected to occur as a result of the proposed project.
- IV. Stormwater runoff will be managed within the project area, and therefore no adverse impacts to surface or ground water are likely to occur from the proposed project.
- V. The potential for adverse impacts to air quality from construction of this project will be negligible because of the small scale and the nature of the overall project.
- VI. Impacts related to traffic will not be significant or adverse. Truck traffic generated by project construction and operation will not significantly impact local levels of traffic.
- VII. No impacts to the surrounding community are anticipated as all work is proposed on airport property or property owned by the sponsor.
- VIII. Final grading and seeding will restore the site.

**For Further Information:**

Contact Person: Jeffery E. Tennyson, P.E.  
Superintendent, Warren County Department of Public Works  
Address: Floyd Bennett Memorial Airport  
443 Queensbury Ave.  
Queensbury, NY 12804  
Phone No.: (518) 761-6556

**Copies of this Notice Sent to:**

1. Environmental Notice Bulletin, Room 538, 50 Wolf Road, Albany, NY 12233-1750
2. NYSDEC Region 5
3. United States Department of Interior, Fish & Wildlife Service
4. NYS OPRHP, Historic Preservation Field Office
5. USEPA, Region 2
6. Warren County SWCD
7. Warren County Planning & Community Development Department
8. NYSDOT Region 1
9. Department of the Army



# Project Status Report No. 5 (Final)

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Warren County

Runway 1 End Obstruction Removal (Design)

Ross Dubarry

107.042.001

Period: 05/03/2013 – 11/20/13

### Significant activities underway or completed this period:

- ✓ Addressed public comments on wetland permit applications to NYSDEC and USACOE
- ✓ Project publically bid on 6/12/13 and awarded on November 15, 2013
- ✓ FAA grant for construction received and executed
- ✓ Completed the SWPPP Notice of Intent (NOI) for Sponsor signature
- ✓ Complete and transmit Engineering Bulletin #1, incorporates wetland permit modifications and addendum items.

### Next period's expected activities:

- Working on Engineering Bulletin #2. This includes a hold on some areas of wetland clearing, and the additional of two archeological sites. Expected to be issued the week of November 25<sup>th</sup>.
- Hold preconstruction meeting at the airport on December 2, 2013
- The construction schedule will be prepared and presented by the Contractor, Downes Tree Service.
- Obtain FAA NTP and establish construction start date
- Obtain FAA approval for CSPP and airspace case review

### Other important project information:

- Awaiting receipt of wetland permits
- This is the last design phase PSR. All future PSR's will be prepared weekly during active construction in the standard FAA required format.

### Information/direction needed from client:

- Executed construction contracts
- Executed CA/CO contracts



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## Project Status Report No. 4

**Client Name:**

Warren County

**Project Name:**

Forest Enterprises - Land Acq.- Ph III

**Client Contact:**

Ross Dubarry, Airport Manager

**C&S Project Number:**

107. 036.003 (Continuation from .001 & .002)

**Date:**

November 20, 2013

**Reporting Period:**

June 2013 thru November 2013

**Significant activities underway or completed this period:**

- ✓ FAA grant received and executed on or about September 16, 2013.
- ✓ Signed agreement for phase III technical services (and reimbursement for phase II) was received on October 24, 2013, signifying the Notice to Proceed.
- ✓ Project administration, review, and process of payment requests for grant reimbursement.
- ✓ Established sub-consultant agreement with NYS LLS surveyor for boundary survey (VanDusen and Steves). Surveyor will begin field work the week of November 18<sup>th</sup>, estimated completion by December 2, 2013
- ✓ Established sub-consultant agreement with legal services firm for standard real estate closing (R. K. Hite). Title search has begun.
- ✓ Obtained a right of entry permit to complete boundary survey and EDDA from Forest Enterprises on October 30, 2013.
- ✓ EDDA field work was performed on November 15, 2013, estimated report completion by 12/2/13.

**Next period's expected activities:**

- ✓ Prepare final purchase offer once boundary survey information is received. Route the purchase offer to Warren County and Forest Enterprises for review, edits & execution.
- ✓ Make revisions to final easement mapping based on property boundary survey (previous mapping is conceptual only and based on tax map information)
- ✓ Establish real estate closing December 2013, or January 2014 (complete all associated docs).
- ✓ Update Airport Property Map

**Other important project information:**

- ✓ Budget Status:  
Agreement: \$38,000; Effort to Date: ~ \$5,958; Fee Remaining: ~ \$32,042;  
Project Status: ~ 18% Complete

**Information/direction needed from client:**

- ✓ No information or direction is needed from the Sponsor at this time.

*Status Report Preparer: C. Brubach*



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## Project Status Report No. 7 (Final)

**Client Name:**

Warren County

**Client Contact:**

Ross Dubarry, Airport Manager

**Date:**

November 20, 2013

**Project Name:**

LAND ACQUISITION MULTIPLE PARCELS IN  
RUNWAY 30 APPROACH

FAA AIP NO. 3-36-0033-47-11(D)

**C&S Project Number:**

107.039.001

**Reporting Period:**

June '13 thru November '13

**Significant activities underway or completed this period:**

- ✓ Signed letters of commitment were obtained from the three affected property owners.
- ✓ Routine project Administration and processing of grant reimbursement requests.
- ✓ C&S agreement for technical services phase II drafted. Future phase 2 generally provides for the technical support services for ten real estate parcels (owned by three entities) of the project generally including: Phase I Environmental Due Diligence Audits, final boundary survey mapping and legal descriptions, reimbursement for revised appraisals for scenario number three on the Chartrand parcels, update Airport property map, obtain minor subdivision of lands approval from Town of Queensbury and Kingsbury, coordination with all parties, grant administration and direct expenses. Please be advised that the draft agreement will be revised to include legal services for standard real estate closings as requested by Warren County. Consultant fees will be included in the FAA grant for land acquisition.

**Next period's expected activities:**

- ✓ Continue discussions with Sponsor and FAA on the acquisition.
- ✓ Future tasks will be included in phase II
- ✓ FAA grant may be closed if requested, C&S to carry appraisal cost for later reimbursement (\$2,900).

**Other important project information:**

- ✓ Budget Status:  
Agreement: \$49,750; Fee to Date: ~ \$49,750; Overage: ~ \$2,900;  
Project Status: ~ 100 % Complete
- ✓ Project is on HOLD at this time. FAA asked that an environmental assessment be completed before funding the land acquisition because the land is being acquired with the intent to mitigate obstructions.
- ✓ Appraisal Reports have a shelf life of typically 6 months to one year (dated: March 2012)

**Information/direction needed from client:**

- ✓ Keep the project team and FAA up to date on the EA process. The EA/FONSI schedule will drive FAA funding and grant application timeframes.



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## Project Status Report No. 2

**Client Name:**

Warren County

**Client Contact:**

Ross Dubarry, Airport Manager

**Date:**

November 20, 2013

**Project Name:**

AVIGATION EASEMENT/LAND  
ACQUISITION FOR TWO PARCELS IN THE  
RUNWAY 12&19 APPROACH- PHASE I  
FAA AIP NO. 3-36-0033-50-12 (D)

**C&S Project Number:** 107.041.001

**Reporting Period:**

February 5, 2013 thru November 20, 2013

**Significant activities underway or completed this period:**

- ✓ Completed development of individual acquisition mapping for each affected property owner
- ✓ Held pre-negotiation meetings with Sponsor and each of the affected property owners
- ✓ Contracted with an independent real estate appraiser: Thurston Castle & Ryan (NYSDOT Certified)
- ✓ Thurston Castle & Ryan performed site meetings with property owners in August 2013

**Next period's expected activities:**

- ✓ Real estate appraisals expected to be completed in December 2013
- ✓ Obtain NYSDOT real estate division approval on amount of just compensation
- ✓ Property Owner meetings will be scheduled early 2014 to present the offers
- ✓ Draft letters of commitment to be executed by the Warren County BOS

**Other important project information:**

- ✓ Project appraisals, previously on hold, have been initiated. This delay allows for County funding in 2014 without expiration of the appraisal validation period.
- ✓ Project budget: \$45,000; \$ Effort to Date  $\pm$  \$8,830; Budget Remaining  $\pm$  \$36,170; Actual project effort is approx. 20% complete.

**Information/direction needed from client:**

- ✓ Nothing at this time
- ✓