

State Environmental Quality Review POSITIVE DECLARATION
Notice of Determination of Significance and Intent to Prepare a Supplemental GEIS

**AMHERST CENTRAL PARK
PLANNED UNIT DEVELOPMENT(PUD)**

Town of Amherst, Erie County, NY

This notice is issued pursuant to Part 617 of the implementing regulations pertaining to Article 8 (State Environmental Quality Review - SEQR) of the Environmental Conservation Law.

On date October 2, 2023, the Amherst Town Board, as SEQR Lead Agency, determined that the proposed action described below may result in one or more large and important impacts that may have a significant effect on the environment, and that a Supplement to the Final Generic Environmental Impact Statement issued in late 2017 for the Property should be prepared.

TITLE OF ACTION:

Amherst Central Park Conceptual Development Plan – Planned Unit Development
772 North Forest Road, 385 and 391 Maple Road (Property)
Amherst, NY

JURISDICTION:

The project requires approval and funding from the Amherst Town Board. As this is a Planned Unit Development for a future municipal park no other Agencies have approval powers at this time. The Town of Amherst Town Board served as the SEQR Lead Agency for the Final GEIS and will prepare the Supplement to the FGEIS, consistent with their previous role as the SEQR Lead Agency for the GEIS for the Property.

SEQR STATUS:

Type I Action

DESCRIPTION OF ACTION:

The proposed project is the adoption of a Planned Unit Development and implementation of a Conceptual Development Plan for the Amherst Central Park, a proposed 171+/- acre community park, formerly utilized as a private golf course.

LOCATION:

The project is located at the north west corner of Sheridan Drive and North Forest Road, bounded along the easterly portion of the site by Ellicott Creek and Maple Road to the north, in the Town of Amherst, Erie County, New York.

REASONS SUPPORTING THIS DETERMINATION:

Impact on Land:

The proposed conversion of the former golf course to a community park may involve the excavation and removal of more than 1000 tons of soil from the 170.5 +/- acre site.

Impact on Surface Water:

The construction of a 0.96+/- acre decorative pond within an existing unnamed tributary may disturb existing bottom sediments of such tributary. Additionally, a 0.17 +/- acre isolated wetland will be filled to accommodate a parking area.

Impact on Transportation:

The proposed action will result in the construction of paved parking for 500 or more vehicles and the proposed action may alter the present pattern of movement of people or goods.

Impacts on Public Health and Safety

The project site has evidence of soil contaminants as a result of past use of herbicides/pesticides. Adequate control measures will be in place to ensure that any contaminated soils are managed in accordance with applicable laws and be protective of the environment and human health.

LEAD AGENCY:

Town of Amherst Town Board
5583 Main Street
Williamsville, New York 14221

CONTACT:

Daniel C. Howard, AICP, Planning Director
Town of Amherst
5583 Main Street
Williamsville, New York 14221
DHoward@amherst.ny.us

Additional information on the subject project may be viewed on the Town’s web page at

https://www.amherst.ny.us/content/development_projects_pending.php



ELECTRONIC COPIES SENT TO

United States Department of the Interior
Fish and Wildlife Service
New York Ecological Services Field Office
3817 Luker Road
Cortland, NY 13045-9385
FW5ES_NYFO@fws.gov

United States Army Corps of Engineers
Buffalo District Regulatory Branch
Joseph Rowley, Physical Scientist
478 Main Street
Buffalo, New York 14202
LRB.Regulatory.NewYork_Actions@usace.army.mil

David Denk, Regional Permit Administrator
New York State Department of Environmental Conservation (NYSDEC),
Region 9 270 Michigan Ave.
Buffalo, NY 14203-2915
David.denk@dec.ny.gov

David Hill, P.E.
Planning & Program Manager
New York State Department of Transportation (NYSDOT) -
Region 5 100 Seneca Street
Buffalo, NY 14203
David.Hill@dot.ny.gov

Daniel R. Castle, AICP Commissioner
Erie County Department of Environment & Planning (ECDEP)
Edward A Rath County Office Building
95 Franklin Street, 10th Floor
Buffalo, New York 14202
Daniel.castle@erie.gov

New York State Office of Parks, Recreation and Historic Preservation (NYSOPRHP)
Jennifer Walkowski
Historic Preservation Specialist/Archaeology Division for Historic Preservation
P.O. Box 189,
Waterford, New York 12188-0189
Jennifer.Walkowski@parks.ny.gov

Erie County of Public Works (ECDPW)
Commissioner William Geary
Edward A Rath County Office
Building 95 Franklin Street, 14th floor
Buffalo, New York 14202
William.Geary@erie.gov

Erie County Water Authority
Terrence D. McCracken, Secretary
295 Main Street – Room 350
Buffalo, New York 14203-2494
media@ecwa.org

Snyder Fire District
Thomas Merrill, Chairman
4531 Main Street
Amherst, New York 14226
sfdistrict@snyderfd.com