

City of Syracuse Zoning Administration

Application for PROJECT SITE REVIEW SITE PLAN REVIEW-LAKEFRONT DISTRICT

City Hall Commons * Room 101 * 201 E. Washington Street * Syracuse, NY 13202-1426 * 315-448-8640

For Office Use: Filing Date: 9-5-2018 Case Number: SR-1708 M1 Zoning District: Lakefront T5

LIST ALL PROPERTY ADDRESSES AND TAX MAP NUMBERS INVOLVED IN YOUR PROJECT
As shown on the current City of Syracuse Tax Assessment Roll available at syrgov.net or 315-448-8280.

Table with 2 columns: ADDRESS (STREET NUMBER & NAME) and TAX MAP NUMBER. Row 1: 881 VAN RENSSELAER ST., 115.-03-04

PROJECT INFORMATION: Existing Use Proposed Use
New Construction
New Addition
Exterior Alteration MICRO-BREWERY SAME
Demolition

PLEASE DESCRIBE ALL ASPECTS OF YOUR PROJECT IN DETAIL:
- REQUEST TO ALLOW FOR OUTDOOR SEATING ON EXISTING CONCRETE PATIO FACING CORNER OF VAN RENSSELAER ST. & HIAWATHA BLVD. SEATING TO CONSIST OF THREE (3) BISTRO TABLES SIZE 30" X 30" SQUARE WITH FOUR (4) CHAIRS PER TABLE.
- REQUEST TO ALLOW EXISTING POLE SIGN TO REMAIN WITH FABRIC SIGN PANEL AS SHOWN ON SITE PLAN SHEET S1.

CURRENT PROPERTY OWNER
(As listed on the City of Syracuse Tax Assessment Roll.)
Name(s): SALT CITY ENTERPRISES, LLC.
Mailing Address: 373 SPENCER ST., SYRACUSE, N.Y.
Zip: 13204 Telephone: (315) 474-0108 E-mail: PETERB@CNYMAIL.COM

APPLICANT INFORMATION:

(If different from current property owner.)

Contract Purchaser(s) Tenant Co-Applicant Other (please state):

Name(s):

Mailing Address:

Zip: Telephone: E-mail:

REPRESENTATIVE INFORMATION:

(Only if involved in this application.)

Attorney Architect Contractor Other

Name(s):

Mailing Address:

Zip: Telephone: E-mail:

SIGNAGE INFORMATION:

Size and location of all existing AND proposed signage (use additional sheet if necessary)

A sign plan is required, see attachment.

Size	Location	Type	(Wall, Ground, Projecting, Window)
3' H. x 4' H.	HIAWATHA BLVD. FACADE	WALL MOUNT	
25' H. w/5'x7' BANNER	HIAWATHA BLVD. @ CORNER	POLE SIGN	

DECLARATION:

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

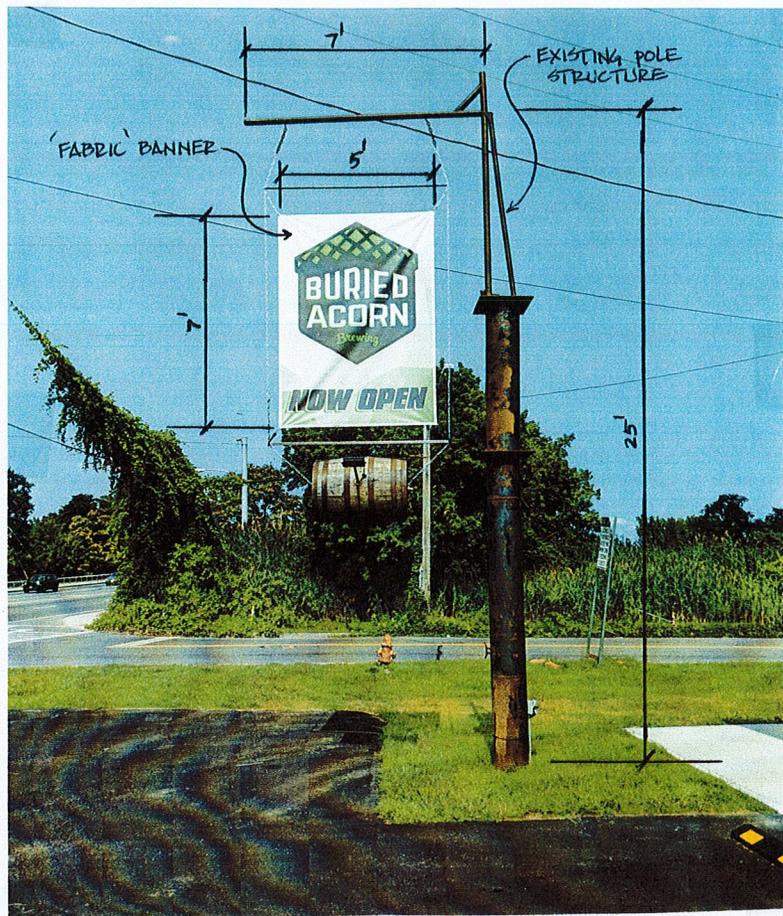
CURRENT PROPERTY OWNER SIGNATURE

As listed on the City of Syracuse Tax Assessment Roll. If not listed as the owner on the current rolls, please include a proof of ownership, for example, a copy of the deed. Attorney's signing on behalf of the owner must include a one page letter describing the legal representative arrangement. Architects, engineers, contractors, tenants, etc. cannot sign on behalf of the property owner. If property owner is a Corporation or an Organization, then the person signing must provide verification they are a member of such, and can sign on the owners' behalf.

 8/28/18

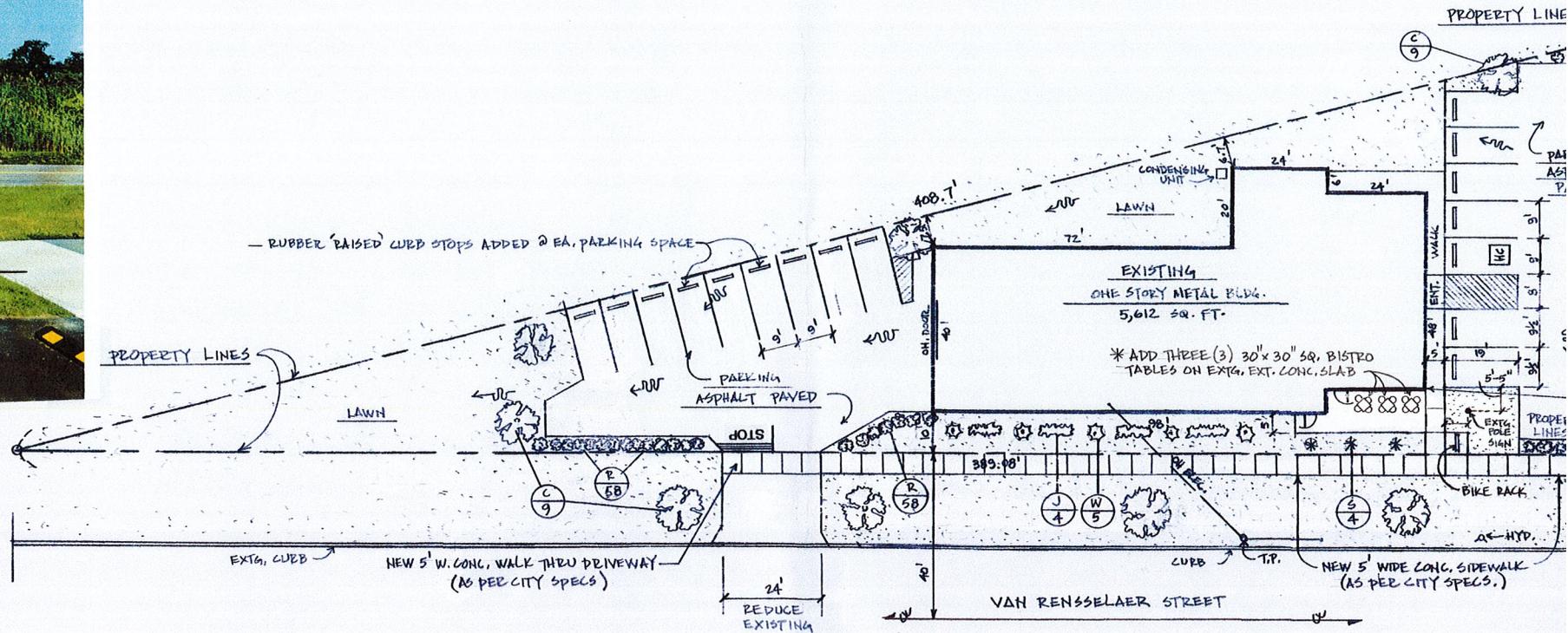
 CURRENT PROPERTY OWNER SIGNATURE DATE
 LEONARDO M. MONTAL MEMBER

Please legibly PRINT SIGNATURE NAME and TITLE



EXISTING POLE STRUCTURE

N.T.S.



LANDSCAPING KEY:

(C/9) - CALLERY PEAR STREET TREE (9 EA.)

(R/58) - RED BARBERY CONTINUOUS HEDGE ROW 3 1/2' TO 4 1/2' HIGH (58 EA.)

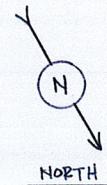
(J/4) - JUNIPER 3' HIGH (4 EA.)

(S/3) - SPIREA 2' HIGH (3 EA.)

(W/5) - WINTERBERRY 3' HIGH (5 EA.)

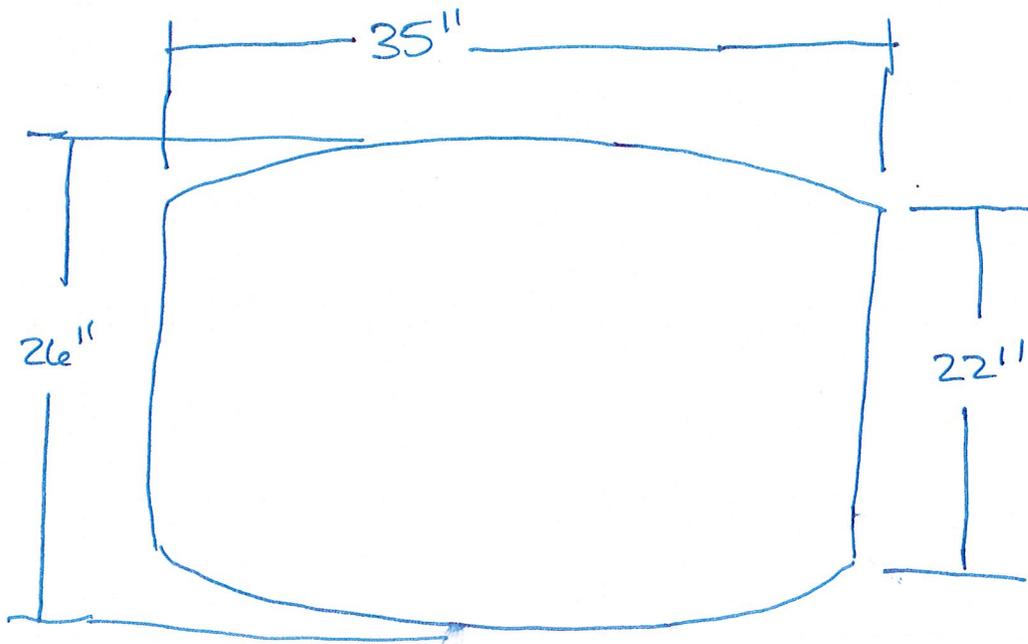
SITE PLAN

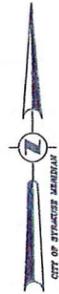
SCALE: 1" = 20'-0"



NO
1) - TO
2) - TO
3) - 2
4) - P
5) - 9

Barrel dimensions (on pole sign)





HIAWATHA BOULEVARD
68' RIGHT OF WAY



42

LOT

VAN RENSSELAER STREET
60' RIGHT OF WAY

NEW LOT 1
AREA = ±20,130 SqFt. / ±0.462 ACRES

ONE STORY METAL FRAME BUILDING

PORTION OF FORMER
PARCEL NO. T-120-D-2 TERMINAL CONTRACT T-20
BARGE CANAL TERMINAL LANDS
CONVEYED TO MISTY SHORES
BOOK 5376 PAGE 873

LANDS NOW OR FORMERLY
ALBANY LADDER COMPANY, INC.
BOOK 4229 PAGE 128
TAX MAP PARCEL 115-03-03

FORMER PARCEL NO. T-120-D-2 TERMINAL CONTRACT T-20
BARGE CANAL TERMINAL LANDS

LANDS NOW OR FORMERLY
SALT CITY ENTERPRISES, LLC
PARCEL I
BOOK 5380 PAGE 387
TAX MAP PARCEL 115-03-04
#691 VAN RENSSELAER ST.
AREA = ±16,389 Sq.Ft. / ±0.374 ACRES

LANDS NOW OR FORMERLY
SALT CITY ENTERPRISES, LLC
PARCEL II
BOOK 5380 PAGE 387
TAX MAP PARCEL 115-03-05

MARSH

LEGEND

- CIRF ○ CAPPED IRON ROD FOUND
- RRSPKF ○ RAILROAD SPIKE FOUND
- HYD □ FIRE HYDRANT
- WV ○ WATER VALVE
- W ——— WATER LINE
- SS ——— COMBINED SEWER OUTFALL
- SMH ○ SANITARY MANHOLE

I CERTIFY THAT THIS SURVEY WAS PREPARED FROM AN ACTUAL FIELD SURVEY AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND HAS BEEN PREPARED IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE OF THE N.Y.S. ASSOCIATION OF PROFESSIONAL LAND SURVEYORS.

David J. Uhrinec
DAVID J. UHRINEC PLS # 50052 08/16/17 DATE



DATE	REVISIONS RECORD/DESCRIPTION	DRAFTER	CHECK	APPR.

UNAUTHORIZED ALTERATION OR ADDITION TO THIS DOCUMENT IS A VIOLATION OF THE NEW YORK STATE EDUCATION LAW.
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C.T. MALE ASSOCIATES
APPROVED: dju
DRAFTED: dju
CHECKED: dju
PROJ. NO: 17.7502
SCALE: 1"=20'
DATE: 08/16/17

RESUBDIVISION
PORTIONS OF FORMER PARCEL NO. T-120-D-2 TERMINAL CONTRACT T-20 ABANDONED BARGE CANAL TERMINAL LANDS WITHIN MARSH LOT 42 INTO
LOT 1 SCE SUBDIVISION
CITY OF SYRACUSE ONONDAGA COUNTY, NEW YORK

C.T. MALE ASSOCIATES
Engineering, Surveying, Architecture & Landscape Architecture, D.P.C.
200 GATEWAY PARK DRIVE, BLDG. C, P.O. BOX 3246
SYRACUSE, NY 13209-2346
315.458.6498 • FAX 315.458.4427

SHEET 1 OF 1
DWG. NO: 17-046

Short Environmental Assessment Form

Part 1 - Project Information

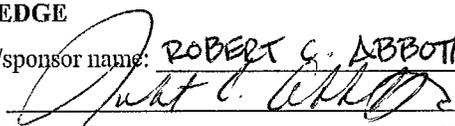
Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information			
Name of Action or Project: BURIED ACORN BREWING CO.			
Project Location (describe, and attach a location map): 881 VAN RENSSELAER ST., SYRACUSE, N.Y.			
Brief Description of Proposed Action: <ul style="list-style-type: none"> - REQUEST TO ALLOW FOR OUTDOOR SEATING ON EXISTING CONCRETE PATIO @ CORNER OF VAN RENSSELAER STREET & HIAWATHA BLVD. THREE (3) TABLES @ 30"X30" EACH. - REQUEST TO ALLOW TO KEEP EXISTING POLE SIGN W/ FABRIC SIGN PANEL. 			
Name of Applicant or Sponsor: ROBERT C. ABBOTT JR. - ARCHITECT		Telephone: (315) 437-1037 E-Mail: RCAJR.ARCHTEC@YAHOO.COM	
Address: 2501 JAMES ST. - STE. # 110			
City/PO: SYRACUSE		State: N.Y.	Zip Code: 13206
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.		NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval: SITE PLAN APPROVAL - CITY OF SYRACUSE, N.Y. BUILDING PERMIT - CITY OF SYRACUSE, N.Y.		NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>
3.a. Total acreage of the site of the proposed action?		<u>0.46</u> acres	
b. Total acreage to be physically disturbed?		<u>0.35</u> acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		<u>0.46</u> acres	
4. Check all land uses that occur on, adjoining and near the proposed action.			
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input checked="" type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify): _____			
<input type="checkbox"/> Parkland			

5. Is the proposed action, a. A permitted use under the zoning regulations?	NO	YES	N/A
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	NO	YES	N/A
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Are public transportation service(s) available at or near the site of the proposed action?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near site of the proposed action?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
12. a. Does the site contain a structure that is listed on either the State or National Register of Historic Places?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Is the proposed action located in an archeological sensitive area?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input type="checkbox"/> Suburban			
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
16. Is the project site located in the 100 year flood plain?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes, a. Will storm water discharges flow to adjacent properties? <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe: _____	NO	YES	
	<input checked="" type="checkbox"/> NO <input type="checkbox"/> YES		

<p>18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)?</p> <p>If Yes, explain purpose and size: _____</p> <p>_____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?</p> <p>If Yes, describe: _____</p> <p>_____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?</p> <p>If Yes, describe: _____</p> <p>_____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</p> <p>Applicant/sponsor name: <u>ROBERT G. ABBOTT JR. - ARCHITECT</u> Date: <u>8/24/18</u></p> <p>Signature: <u></u></p>		