

NEW YORK STATE HOUSING TRUST FUND
HOME PROGRAM

PROGRAMMATIC ENVIRONMENTAL REVIEW RECORD
FOR LOCAL PROGRAM ADMINISTRATOR (LPA) PROGRAMS

PROGRAM NAME: Helping to Fulfill Housing Dreams
SHARS NUMBER: 20153104
PROGRAM SPONSOR: Oswego Housing Development Council, Inc.
PRIMARY CONTACT: Marion Naramore- Executive Director
(NAME AND TITLE)
ADDRESS: 805 West Broadway
Fulton, NY 13069
Oswego County
TELEPHONE: 315-625-4520
FAX: 315-625-7347
EMAIL: oswegohousingdevelopmentcouncil@yahoo.com

RESPONSIBLE ENTITY: Oswego Housing Development Council, Inc.

CERTIFYING OFFICER: Marion Naramore

PROGRAM LOCATION (OR TARGET AREA): Scattered Sites, to be chosen, within Oswego County, NY.

1.0 PROGRAM ACTIVITIES *(Provide a complete description of the program. Include whether sites selected for the program may require a zone change, special use permit or subdivision approval and the number of units to be provided. Also determine any site disturbance will occur, including digging utility trenches and installing or improving wells or septic systems).*

The Oswego Housing Development Council, Inc. (OHDC) will use HOME funds to assist ten (10) First Time Home Buyers in Oswego County with down payment and closing costs for purchasing single family dwellings. The specific assistance OHDC will provide will be a \$12,000 down payment and \$3,000 closing costs for each single family home, which includes the housing inspection, lawyer's fees for all documents, and lien filing fees that are part of the closing procedure.

Based on the description of program, no renovation/rehabilitation activities will be conducted in association with the program. Zone changes, special use permits or subdivision approvals will likely not be required for the acquired units as they will already be developed residential units. No ground disturbance will be caused by any of the activities receiving funding.

ESTIMATED TOTAL PROJECT COSTS: \$865,000.00
HTFC HOME AWARD AMOUNT: \$165,000.00

2.0 PROGRAM CLASSIFICATION - NEPA (Check one)

- 2.1 - Exempt
- 2.2 - Categorically Excluded - subject only to regulations at 58.6
- 2.3 - Categorically Excluded - subject to 24 CFR 58.5 and 58.6
- 2.4 - Environmental Assessment Required

3.0 PROGRAM CLASSIFICATION - SEQR (Check one)

- 3.1 - Type II action.
- 3.2 - Unlisted action (*Contact HTFC environmental staff for further guidance*).

4.0 REGULATORY COMPLIANCE DOCUMENTATION

4.1 PROCEDURES TO COMPLY WITH RELATED LAWS AT 24 CFR 58.6
(*Use additional pages if necessary*)

* Flood Disaster Protection Act of 1973

All sites will be reviewed for their location on FIRM maps at:

<https://msc.fema.gov/webapp/wcs/stores/servlet/FemaWelcomeView?storeId=10001&catalogId=10001&langId=-1>

* Coastal Barrier Resources Act

Coastal Barrier Resource Areas (CBRA) exist in the target area. All sites will be reviewed for their location with regard to CBRAs at:

<http://www.fws.gov/CBRA/Maps/index.html>

Or

<https://msc.fema.gov/webapp/wcs/stores/servlet/FemaWelcomeView?storeId=10001&catalogId=10001&langId=-1>

4.2 PROCEDURES TO COMPLY WITH RELATED LAWS AT 24 CFR 58.5

N/A

5.0 ENVIRONMENTAL ASSESSMENT *(This section to be completed only for programs which require an EA according to Section 2.4).*

N/A

5.1 MITIGATION MEASURES NEEDED *(This section to be completed only for programs which require an EA according to Section 2.4).*

N/A

5.2 ALTERNATIVES TO THE PROPOSED ACTION *(This section to be completed only for programs which require an EA according to Section 2.4).*

No Action:

N/A

Other alternatives:

N/A

Preferred alternative:

N/A

5.3 ENVIRONMENTAL FINDING: *(This section to be completed only for programs which require an EA according to Section 2.4 - Check one)*

Finding of No Significant Impact (FONSI)

Finding of Significant Impact (FOSI)

6.0 PUBLIC NOTICES (Check one)

6.1 No public notice is required in connection with this program (for program classifications 2.1 and 2.2, above).

6.2 A Notice of Intent to Request Release of Funds (NOIRROF) will be published and distributed in connection with this program *(for program classification 2.3, above).*

- 6.3 A combined Finding of No Significant Impact (FONSI) and Notice of Intent to Request Release of Funds (NOIRROF) will be published and distributed in connection with this program (for program classification 2.4, above).

Signed 
Name MARION NARANORE
Title Executive Director
Group Oswego Housing Development Council, Inc.
Date 05/05/2016

Prepared by: Tectonic Engineering and Surveying Consultants, P.C.

Consultant Signature & Date  5/5/2016

ERR ATTACHMENT 2.1
EXEMPT ACTIVITIES (24 CFR 58.34, you may check more than one)

- Environmental and other studies, resource identification and development of plans and strategies [58.34(a)(1)].
- Information and financial services [58.34(a)(2)].
- Administration and management activities [58.34(a)(3)].
- Public services that will not have a physical impact or result in physical changes, such as services concerned with employment, crime prevention, child care, health, drug abuse, education, counseling, energy conservation and welfare or recreational needs [58.34(a)(4)].
- Inspections and testing of properties for hazards or defects [58.34(a)(5)].
- Purchase of insurance [58.34(a)(6)].
- Purchase of tools [58.34(a)(7)].
- Engineering or design costs [58.34(a)(8)].
- Technical assistance and training [58.34(a)(9)].
- Assistance for temporary or permanent improvements that do not alter environmental conditions and are limited to protection, repair or restoration activities necessary only to control or arrest the effects from physical disasters, imminent threats or physical deterioration [58.34(a)(10)].
- Payment of principal and interest on loans made or obligations guaranteed by HUD [58.34(a)(11)].
- Any of the categorical exclusions listed in 58.35(a), provided that there are no circumstances which require compliance with any other federal laws and authorities cited in 58.5 [58.34(a)(12)].

ERR ATTACHMENT 2.2
CATEGORICALLY EXCLUDED ACTIVITIES [58.35(b)]

*Activities in this section require compliance with related laws and authorities at 58.6, but not 58.5. * you may check more than one.*

- Tenant-based rental assistance [58.35(b)(1)].
- Supportive services including, but not limited to health care, housing services, permanent housing placement, day care, nutritional services, short-term payments for rent/mortgage/utility costs, and assistance in gaining access to local, state and federal government benefits and services [58.35(b)(2)].
- Operating costs including maintenance, security, operation, utilities, furnishings, equipment, supplies, staff training and recruitment and other incidental costs [58.35(b)(3)].
- Economic development activities, including but not limited to, equipment purchase, inventory financing, interest subsidy, operating expenses and similar costs not associated with construction or expansion of existing operations [58.35(b)(4)].
- Activities to assist homebuyers to purchase existing dwelling units or dwelling units under construction**, including closing costs and down payment assistance, interest buydowns, and similar activities that result in the transfer of title [58.35(b)(5)].
- Affordable housing pre-development costs including legal, consulting, developer and other costs related to obtaining site options, project financing, administrative costs and fees for loan commitments, zoning approvals, and other related activities which do not have a physical impact [58.35(b)(6)].
- Approval of supplemental assistance (including insurance or guarantee) to a project previously approved under this part, if the approval is made by the same responsible entity that conducted the environmental review on the original project and re-evaluation of the environmental findings is not required under Sec. 58.47 [58.35(b)(7)].

* If a responsible entity determines that an activity or project identified above, because of extraordinary circumstances or conditions at or affecting the location of the activity or project, may have a significant environmental effect, an environmental assessment must be prepared and a determination of significance made.

** **This exclusion applies only to financial assistance for purchase of existing for-sale homes or homes under construction. Homebuyer assistance for units not already under construction is classified as Categorically Excluded according to Section 2.3 of the ERR form, or an activity requiring Environmental Assessment according to Section 2.4 of the ERR form. In all cases, for this exclusion to apply, the prospective buyer must have discretion regarding selection of properties within the target area.**

ERR ATTACHMENT 2.3
CATEGORICALLY EXCLUDED ACTIVITIES [58.35(a)]

Activities in this section require compliance with related laws and authorities at 58.5 and 58.6, you may check more than one.

- Acquisition, repair, improvement, reconstruction, or rehabilitation of public facilities and improvements (other than buildings) when the facilities and improvements are in place and will be retained in the same use without change in size or capacity of more than 20 percent. Examples of this type of activity include replacement of water and sewer lines, reconstruction of curbs and sidewalks, street repaving [58.35(a)(1)].
- Special projects directed to the removal of material and architectural barriers that restrict the mobility of and accessibility to elderly and handicapped persons [58.35(a)(2)].
- Rehabilitation of buildings and improvements for residential use (with one to four units), where the density is not increased beyond four units, the land use is not changed, and the footprint of the building is not increased in a floodplain or in a wetland [58.35(a)(3)(i)].
- Rehabilitation of multifamily residential buildings (with five or more units), when the following conditions are met: a) unit density is not changed more than 20 percent, b) the project does not involve changes in land use from residential to non-residential, and c) the estimated cost of rehabilitation is less than 75 percent of the total estimated cost of replacement after rehabilitation [58.35(a)(3)(ii)].
- Rehabilitation of non-residential structures, including commercial, industrial, and public buildings when the following conditions are met: a) the facilities and improvements are in place and will not be changed in size or capacity by more than 20 percent, and b) the activity does not involve a change in land use, such as from non-residential to residential, or from one industrial use to another [58.35(a)(3)(iii)].
- An individual action on up to four dwelling units (not including rehabilitation - see 58.35(a)(3)(i) above) where there is a maximum of four units on any one site. The units can be four one-unit buildings or one four-unit building or any combination in between [58.35(a)(4)(i)].
- An individual action on a project of five or more housing units (not including rehabilitation - see 58.35(a)(3)(i) above) developed on scattered sites when the sites are more than 2,000 feet apart and there are not more than four housing units on any one site [58.35(a)(4)(ii)].
- Acquisition or disposition of an existing structure or acquisition of vacant land provided that the structure or land acquired or disposed will be retained for the same use [58.35(a)(5)].
- Any combination of the above activities [58.35(a)(6)].

Statutory Checklist – PROGRAMMATIC REVIEW

SHARS No: 20153104
 LPA Name: Oswego Housing Development Council, Inc.
 Program Name: Helping to Fulfill Housing Dreams

*A - Not Applicable to this Project
 B - Consultation, Permit and/or Mitigation Required.

Area of Statutory -Regulatory Compliance	A*	B	Provide compliance documentation
			Additional material may be attached.
Section 4.1			
Flood Disaster Protection Act of 1973	<input type="checkbox"/>	<input checked="" type="checkbox"/>	All sites will be reviewed for their location on FIRM maps at: https://msc.fema.gov/webapp/wcs/stores/servlet/FemaWelcomeView?storeId=10001&catalogId=10001&langId=-1
Coastal Barrier Resources Act	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Coastal Barrier Resource Areas (CBRA) exist in the target area. All sites will be reviewed for their location with regard to CBRAs at: http://www.fws.gov/CBRA/Maps/index.html or https://msc.fema.gov/webapp/wcs/stores/servlet/FemaWelcomeView?storeId=10001&catalogId=10001&langId=-1
Runway Clear Zones (development)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	No designated primary or commercial service airports exist within or near to the target area. No further Tier 2 review required.
Section 4.2			
Historic Properties	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Floodplain Management	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Wetland Protection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Coastal Zone Management	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Sole Source Aquifers	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Endangered Species	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Wild and Scenic Rivers	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A

Air Quality	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Farmlands Protection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Noise Abatement and Control	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Thermal/Explosive Hazards	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Runway Clear Zones (development)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
HUD Environmental Standards	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Environmental Justice	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A
Asbestos & Lead-Based Paint	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A

"I am the authorized signatory for the HTFC HOME LPA award to the entity named below. I have read this Tier 2 Site Specific Statutory Checklist and by signing this document agree with the statements made herein and agree that this Tier 2 site specific review was conducted in conformance with the Tier 1 programmatic review procedures. Furthermore, I certify that no rehabilitation, remodeling or construction work of any kind, regardless of funding source, will be included in this project."

Signed 

Name **MARION NARANKORE**

Title **Executive Director**

Group **Oswego Housing Development Council, INC.**

Date **05/05/2016**

Prepared by: **Tectonic Engineering and Surveying Consultants, P.C.**

Consultant Signature & Date  **4/25/2016**



Region 2 Water



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Sole Source Aquifers

Sole Source Aquifer designation is one tool to protect drinking water supplies in areas with few or no alternative sources to the ground water resource, and where if contamination occurred, using an alternative source would be extremely expensive. The designation protects an area's ground water resource by requiring EPA to review all proposed projects within the designated area that will receive federal financial assistance. All proposed projects receiving federal funds are subject to review to ensure they do not endanger the ground water source.

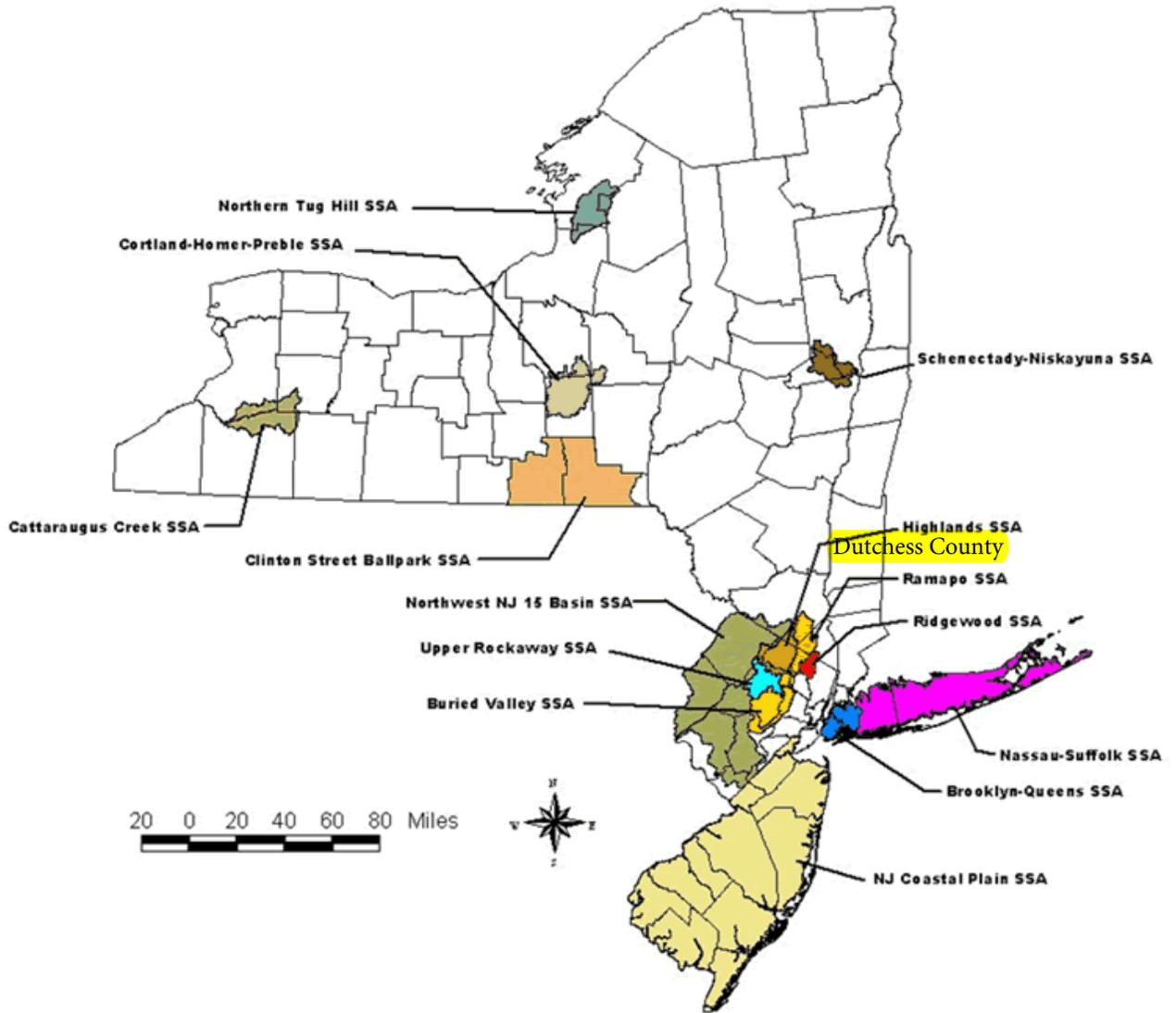
Related Information

- [Sole Source Aquifer Program](#)
- [Petitioner Guidance](#)
- [FAQs \[PDF 14 KB, 2 pp\]](#)
- [40 CFR 149](#)

EPA defines a sole or principal source aquifer as one which supplies at least fifty percent (50%) of the drinking water consumed in the area overlying the aquifer. These areas can have no alternative drinking water source(s) which could physically, legally, and economically supply all those who depend upon the aquifer for drinking water. For convenience, all designated sole or principal source aquifers are referred to as "sole source aquifers" (SSA).

If you are interested in petitioning the EPA to make a designation, please consult the [Sole Source Aquifer Program Petitioner's Guidance](#) or contact EPA for assistance.

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- No Discharge Areas



DESIGNATED SOLE SOURCE AQUIFERS

State	Name	Federal Register	Date	GIS Map	Information
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NJ	Buried Valley Aquifers, Central Basin, Essex and Morris Counties	45 FR 30537	05/08/80	Yes	Yes
NJ	Upper Rockaway River Basin	49 FR 2946	01/24/84	Yes	Yes
NJ	Ridgewood Area Aquifers	49 FR 2943	01/24/84	Yes	Yes
NJ/NY	Highlands Aquifer System Passaic, Morris & Essex Co's NJ; Orange Co. NY	52 FR 37213	10/05/87	Yes	Yes
NJ/DE/PA	New Jersey Coastal Plain Aquifer System	53 FR 23791	06/24/88	Yes	Yes
NJ/NY	New Jersey Fifteen Basin Aquifers	53 FR 23685	06/23/88	Yes	Yes
NJ/NY	Ramapo River Basin Aquifer Systems	57 FR 39201	08/28/92	Yes	Yes
NY	Nassau/Suffolk Co., Long Island	43 FR 26611	06/21/78	Yes	Yes
NY	Kings/Queens Counties	49 FR 2950	01/24/84	Yes	Yes
NY	Schenectady/Niskayuna	50 FR 2022	01/14/85	Yes	Yes
NY	Clinton Street-Ballpark Valley Aquifer System, Broome and Tioga Co's	50 FR 2025	01/14/85	Yes	Yes
NY	Cattaraugus Creek Basin Aquifer, WY & Allegany Cos.	52 FR 36100	09/25/87	Yes	Yes
NY	Cortland-Homer-Preble Aquifer System	53 FR 22045	06/13/88	Yes	Yes
NY	Northern Tug Hill Glacial Aquifer	71 FR 64524	11/02/06	Yes	Yes

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<http://www.epa.gov/region02/water/aquifer/>
[Print As-Is](#)

Last updated on ??/?29?/?2014



Welcome to the NYS Coastal Boundary Map

Help

Search

Address:

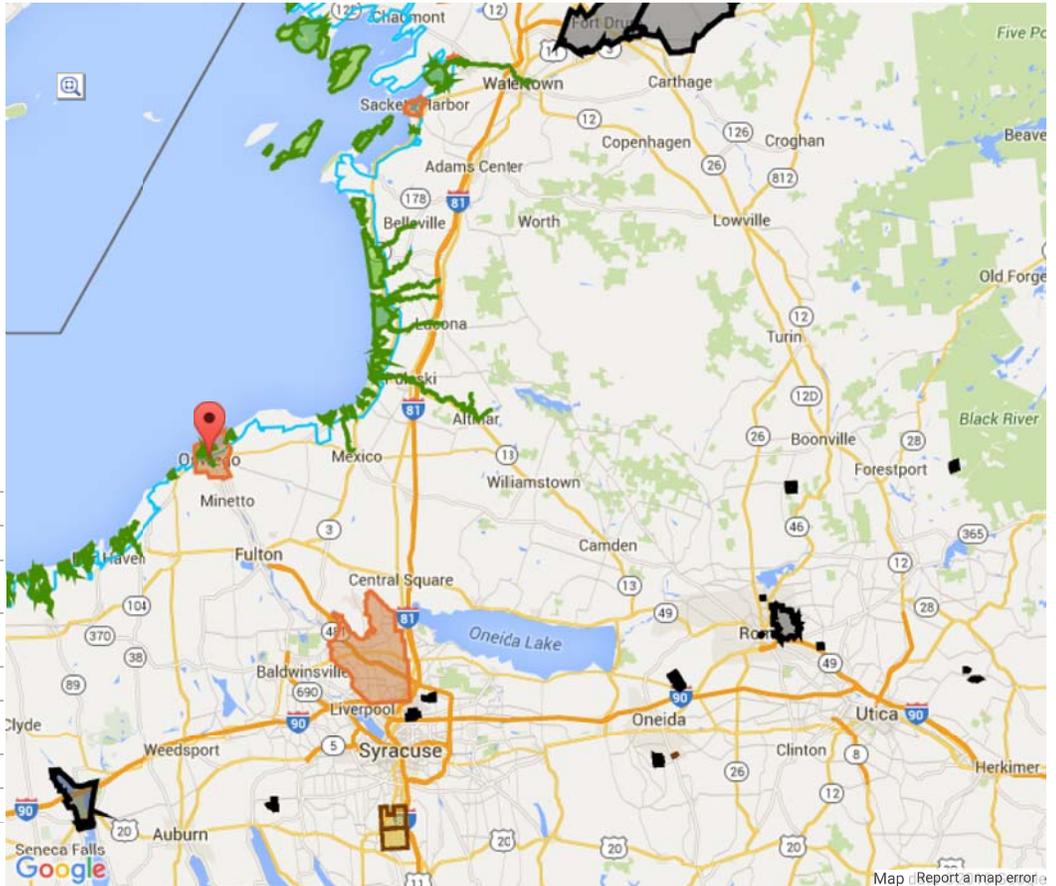
oswego, ny

Find Address

Please note that the address marker is automatically placed along the street while certain activities may take place along the waterward property boundary. Please make sure to click and drag the marker to the exact location of the proposed activity for an accurate assessment of whether or not the activity would be located within any DOS Special Management Areas.

Layers

- Landward Coastal Boundary
- Scenic Areas
- Local Waterfront Revitalization Areas
- Local Waterfront Revitalization Program Communities
- Significant Coastal Fish and Wildlife Habitats
- DOS Identified Canals
- Long Island Sound CMP (excludes LWRP communities)
- Federally Owned Lands
- Native American Lands



Latitude: 42.803 Longitude: -75.399

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