

Notice of Completion of Final EIS

Lead Agency: Town of Goshen Planning Board

Address: 41 Webster Avenue, Goshen, New York 10924

Date: September 28, 2016

This notice is issued pursuant to Part 617 of the implementing regulations pertaining to Article 8 (State Environmental Quality Review Act) of the Environmental Conservation Law. A Final Environmental Impact Statement ("FEIS") has been prepared by the project applicant, Amy's Kitchen and Science of the Soul, and reviewed by the Town of Goshen Planning Board, as lead agency, for the proposed action described below. The Planning Board has determined that the FEIS is complete for purposes of Decision-Making and Findings Requirements as prescribed in 6 NYCRR 617.11.

The applicant will provide for the placement of the FEIS on www.townofgoshen.org and full copies of the FEIS will be made available at the Village Building Department located in Town Hall (41 Webster Avenue, Goshen) during normal business hours as well as the Goshen Public Library (203 Main Street, Goshen).

The time period provided to agencies and the public to consider and comment on this document will be through the end of business on October 11, 2016 in the Town of Goshen Building Department (41 Webster Avenue, Goshen, New York 10924).

Title of Action: Amy's Kitchen & Science of the Soul

SEQRA Status: Type I

Contact Person/Address: Hon. Lee Bergus Chairman
Town of Goshen Planning Board
41 Webster Avenue
Goshen, New York 10924
(845) 294-6430

Description of Action:

Amy's Kitchen proposes to construct an approximately 369,000 square foot food manufacturing facility with parking and supporting accessory structures on property totaling 60.1 +/- acres.

Science of the Soul proposes to construct a Conference Center comprising a 200,000 square foot open-air pavilion and supporting parking and restroom facilities; an approximately 80,000 square foot multi-purpose/family area building; an approximately 38,000 square foot central building; an approximately 8,000 square foot maintenance barn, two caretaker residences of approximately 2,400 square feet each and an approximately 4,500 square foot guest house, together with associated parking all on property totaling 195 +/- acres.

The FEIS assesses the related actions of extending sewer and water lines from the Amy's Kitchen and Science of the Soul sites to the City of Middletown and creation of a principal vehicle access from NYS Route 17M that will service the Amy's and Science of the Soul facilities as well as the Mid-Hudson Psychiatric Center.

The FEIS also assesses the potential future action of a subdivision of approximately 11.6 acres from the "Ver Hage Property" for a potential future 70,000 +/- square foot warehouse use.

Location:

The Amy's Kitchen manufacturing facility will be located proximate to Hartley Road on parcels designated on the Town of Goshen tax maps as Section 12, Block 1, Lots 1.222, 19.2, and 1.41 (referred to generally as the "Ver Hage" and "Lipoff" properties).

Science of the Soul will be located proximate to Echo Lake Road on properties designated on the Town of Goshen tax maps as Section 12, Block 1, Lots 24.2 and 23.2 and Section 10, Block 1, Lot 11.2 (referred to generally as the "Echo Lake" and "Strong Farm" properties).

The sewer and water service lines will be located primarily within the bounds of the Heritage Trail proximate to Echo Lake Road in the Town of Goshen and then extend through portions of Wawayanda and into the City of Middletown.

The potential Warehouse Use will be located on the Ver Hage property on an approximately 11.6+/- acre lot.

Potential Environmental Impacts:

Potential Environmental Impacts assessed in the FEIS include those relating to: Geology and Soils; Topography; Surface Water Resources; Vegetation and Wildlife; Groundwater/Water Supply; Wastewater Management; Stormwater Management; Traffic; Noise; Utilities and Solid Waste Disposal; Land use and Zoning; Community Services; Fiscal Impacts; Visual Resources; Environmental Contamination; Cultural Resources; Agriculture; Air Quality; Construction Impacts; Unavoidable Adverse Environmental Impacts, Irreversible and Irretrievable Commitment of Resources and Growth Inducing Impacts.

Copies of this Notice Sent to:

See Attached Distribution List

SEQR Unit
New York State Department of Transportation
Traffic Engineering & Safety Division
4 Burnett Blvd.
Poughkeepsie, NY 12603

James Sproat, Executive Director
Real Estate Planning and Development
Office of General Services
41st Floor, Corning Tower
Empire State Plaza
Albany, NY 12242
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New York State Office of Mental Health
44 Holland Avenue
Albany, New York 12229
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Corning Tower
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Albany, NY 12237

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ESD Mid-Hudson Region
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Eli N. Avila, Commissioner
Orange County Department of Health
1887 County Building
124 Main Street
Goshen, NY 10924
(845) 291-2332
Orange County Industrial Development Agency
4 Crotty Lane, Suite 100

Middletown, NY 10941-9755
(845) 344-5300
NYS Dormitory Authority
One Penn Plaza, 52nd Fl.
New York, NY 10119-0098
(212) 273-5000

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Planning Commissioner
Orange County Department of Planning
124 Main St.
Goshen, NY 10924
(845) 615-3840

Richard L. Rose, Jr., Commissioner
Orange County Department of Parks, Recreation and Conservation
211 Route 416
Montgomery, NY 12549
(845) 615-3830

Carl E. DuBois, Sheriff
Orange County Sheriff's Office
110 Wells Farm Road
Goshen, NY 10924
(845) 291-4033

Town of Goshen Fire District
P.O. Box 278
Goshen, NY 10924
(845) 294-3448

Goshen Town Police Department
44 Police Hwy
Goshen, NY 10924
(845) 294-9555

Goshen Volunteer Ambulance Corps
P.O. Box 695
Goshen, NY 10924
(845) 294-9695

Town of Wallkill
99 Tower Drive
Building A
Middletown, NY 10941
(845) 692-7800

Village of Goshen
276 Main Street
Goshen, NY 10924
(845) 294-6750

Lanc & Tully Engineering and Surveying, PC
3132 Route 207
Campbell Hall, NY 10916
(845) 294-3700