

**CROSSROADS 312**

**NYS Route 312**

**Brewster, NY 10509**

Town of Southeast, Putnam County, New York

**DRAFT ENVIRONMENTAL IMPACT STATEMENT**

Volume 3 of 3

Date of Issue: September 10, 2013

**Project Sponsor/Applicant:**

Crossroads 312, LLC and JPH Development Corp.  
c/o Covington Management Co., LTD  
322 Clock Tower Commons  
Brewster, NY 10509

**Prepared for Submission to Lead Agency:**

**Town of Southeast Town Board**

1360 Route 22  
Southeast, Putnam County, New York 10509  
845-279-4313

Prepared by: LADA, P.C. Land Planners  
104 West Street  
Simsbury, CT 06070  
(860) 651-4971  
Contact: Philip E. Doyle

Website Address of DEIS: [www.crossroads312.com](http://www.crossroads312.com)

# **CROSSROADS 312**

## **DRAFT ENVIRONMENTAL IMPACT STATEMENT**

### **NYS Route 312** **Southeast, NY**

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## **Draft Environmental Impact Statement**

### **Volume 3**

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**Date of Issue: September 10, 2013**

**Date of Determination of Completion: August 22, 2013**

**Public Hearing: October 24, 2013**

**Comments must be submitted to Lead Agency by: November 11, 2013 (or a date 10 days after the close of the Public Hearing, whichever is later)**

Correspondence concerning this DEIS should be addressed to the Lead Agency with a copy to the preparers of this document.

**Lead Agency:**

Town of Southeast Town Board  
1360 Route 22  
Brewster, NY 10509  
(845) 279-4313  
Contact Person: Mr. Tony Hay, Supervisor

**Preparer:**

**LADA, P.C. Land Planners**  
104 West Street  
Simsbury, CT 06070  
(860) 651-4971  
Contact Person: Philip E. Doyle

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### **NYS Route 312**

#### **Southeast, NY**

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**Owner:** Crossroads 312, LLC & JPH Development Corp.  
c/o Covington Management Co., Ltd.  
322 Clock Tower Commons  
Brewster, NY 10509

**Applicant:** Crossroads 312, LLC & JPH Development Corp.  
Covington Management Co., Ltd.  
322 Clock Tower Commons  
Brewster, NY 10509

#### **DISTRIBUTION LIST FOR INVOLVED AND INTERESTED AGENCIES:**

**Lead Agency:**

Town of Southeast Town Board  
1360 Route 22  
Brewster, NY 10509

**Interested & Involved Agencies:**

Town of Southeast Planning Board  
1 Main Street  
Brewster, NY 10509

Town of Southeast Architectural Review Board  
1 Main Street  
Brewster, NY 10509

Southeast Fire Inspector  
Town of Southeast  
One Main Street  
Brewster, NY 10509

Southeast Highway Superintendent  
Southeast Highway Department  
10 Palmer Road  
Brewster, NY 10509

Mr. Michael Griffin, Supervisor  
Town of Patterson  
Town Hall  
1142 Route 311  
Patterson, NY 12563

Putnam County Division of Planning &  
Development  
841 Fair Street  
Carmel, NY 10512

Putnam County Health Department  
1 Geneva Road  
Brewster, NY 10509

New York City Department of Environmental  
Protection  
Bureau of Water Supply  
Sources Division  
465 Columbus Avenue  
Valhalla, NY 10595

New York State Department of Environmental  
Protection  
625 Broadway  
Albany, New York 12233

Regional Director, Region 3  
New York State Department of Environmental  
Conservation  
21 South Putt Corners Road  
New Paltz, NY 12561

New York State Department of Transportation  
Region 8 , SEQR Unit  
Traffic, Engineering and Safety Division  
4 Burnett Boulevard  
Poughkeepsie, NY 12603

New York State Thruway Authority  
Administrative Headquarters  
200 Southern Blvd.  
P.O. Box 189  
Albany, NY 12201-0189

New York State Department of Health  
Corning Tower  
Empire State Plaza,  
Albany, NY 12237

Tom Fenton  
Nathan L. Jacobson & Associates  
86 Main Street  
Chester, CT 06412

Town Attorney  
1 Main Street  
Brewster, NY 10509

NYSOPRHP  
Peebles Islands  
Waterford, NY 12188

**Copies for Public Review**

Town Clerk  
Town of Southeast  
1360 Route 22  
Brewster, NY 10509

Brewster Public Library  
79 Main Street  
Brewster, NY 10509

**Applicant**

Crossroads 312, LLC & JPH Development Corp.  
Covington Management Co., Inc.  
322 Clock Tower Commons  
Brewster, NY 10509

**DEIS Preparer:**

**LADA, P.C. Land Planners**  
104 West Street  
Simsbury, CT 06070  
Contact Person: Philip E. Doyle

**Environmental Notice Bulletin:**

Environmental Notice Bulletin  
NYSDEC  
625 Broadway  
4<sup>th</sup> Floor  
Albany, NY 12233-1750  
(send: [enb@gw.dec.state.ny.us](mailto:enb@gw.dec.state.ny.us))

Send Notice only.

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#### **Southeast, NY**

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#### **Applicant and List of Consultants:**

**Owner:** Crossroads 312, LLC & JPH Development Corp.  
c/o Covington Management Co., Ltd.  
322 Clock Tower Commons  
Brewster, NY 10509

**Applicant:** Crossroads 312, LLC & JPH Development Corp.  
Covington Management Co., Ltd.  
322 Clock Tower Commons  
Brewster, NY 10509

#### **Consultants:**

**Site Planner:** LADA, P.C. Land Planners  
104 West Street  
Simsbury, CT 06070

**Civil Engineer:** BVH Integrated Services, Inc.  
50 Griffin Road South  
Bloomfield, CT 06002

**Architect:** Tecton Architects, Inc.  
1 Hartford Square West  
Hartford, CT 06106

**Project Biologist:** Evans Associates  
205 Amity Road  
Bethany, CT 06524

**Traffic Engineers:** Frederick P. Clark Associates  
350 Theodore Fremd Avenue  
Rye, NY 10580

**Geotechnical Engineers:** GeoDesign, Inc.  
984 Southford Road  
Middlebury, CT 06762

**Archaeology:** Hartgen Archeological Associates, Inc.  
27 Jordan Road  
Rye, NY 10580

**Noise & Air Quality:** Potenta Environmental Consultants, LLC  
166 Main Street  
Flemington, New Jersey 08822

**Surveyor:** Bergendorff-Collins Professional Land Surveyors  
52 Starr Ridge Road  
Brewster, NY 10509

**Attorney:** Keane and Beane, P.C.  
445 Hamilton Ave.  
Suite 1500  
White Plains, NY 10601



# **CROSSROADS 312**

## **DRAFT ENVIRONMENTAL IMPACT STATEMENT**

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