

State Environmental Quality Review
Notice of Completion of Draft / Final EIS

Project Number 17-SP-13

Date: 1/28/2014

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 Draft or Final (check one) Environmental Impact Statement has been completed and accepted by the Town of Victor Planning Board as lead agency, for the proposed action described below.

If a Draft EIS: Comments on the Draft EIS are requested and will be accepted by the contact person until _____

Name of Action:

Pinnacle Athletic Campus Site Plan (Type I Action)

Description of Action:

The Pinnacle Athletic Campus Site Plan involves construction of a health and wellness themed project that will consist of indoor and outdoor multipurpose athletic facilities, as well as related commercial businesses. The site plan is anticipated to have multiple phases. The current site plan under review includes detailed Phase 1 plans, consisting of approximately 20-acres, as well as an overall site plan of the entire 94-acre project area. The overall site plan proposes the following:

- a) Two indoor multi-sport athletic facility buildings not to exceed 160,000 square feet in total, and no one building is to exceed 135,000 sf.
- b) Up to five medical / commercial / retail flex space buildings where total square footage of all buildings would not exceed 150,000 sf.
- c) Up to two hotel buildings where the total rooms for rent of both hotels exceed 150 rooms. No one hotel would exceed 100 rooms for rent.
- d) Several outdoor athletic fields located on approximately 23.8-acres situated between the Auburn and Lehigh Trails.
- e) Alternative outdoor action sports area on approximately 15.4 acres.
- f) A new roadway that would be offered to dedication to the Town, which will allow access from Phillips Road in Phase 1 of the development, and access to Main Street Fishers after full build out.

Location: (Include street address and the name of the municipality/county. A location map of appropriate scale is also recommended.)

West of Phillips Road, south of Main Street Fishers, and north of NYS Route 251 in the vicinity of the Auburn Trail

Potential Environmental Impacts:

Potential impacts to the project and public health due to an adjoining site recognized as a former landfill;

Potential impacts to wet areas and water resources within the project area, including impact to the headwaters of Irondequoit Creek;

Potential impacts to traffic on existing roads, and whether development of the project would exacerbate the traffic congestion and increase traffic volume upon full build out;

Potential impacts to the Town's sanitary sewer system due to capacity concerns.

A copy of the Draft / Final EIS may be obtained from:

Contact Person: Kimberly A. Kinsella, Development Coordinator

Address: Town of Victor, 85 East Main Street, Victor, NY 14564

Telephone Number: 585-742-5040

A copy of this notice must be sent to:

Department of Environmental Conservation, 625 Broadway, Albany, New York 12233-1750

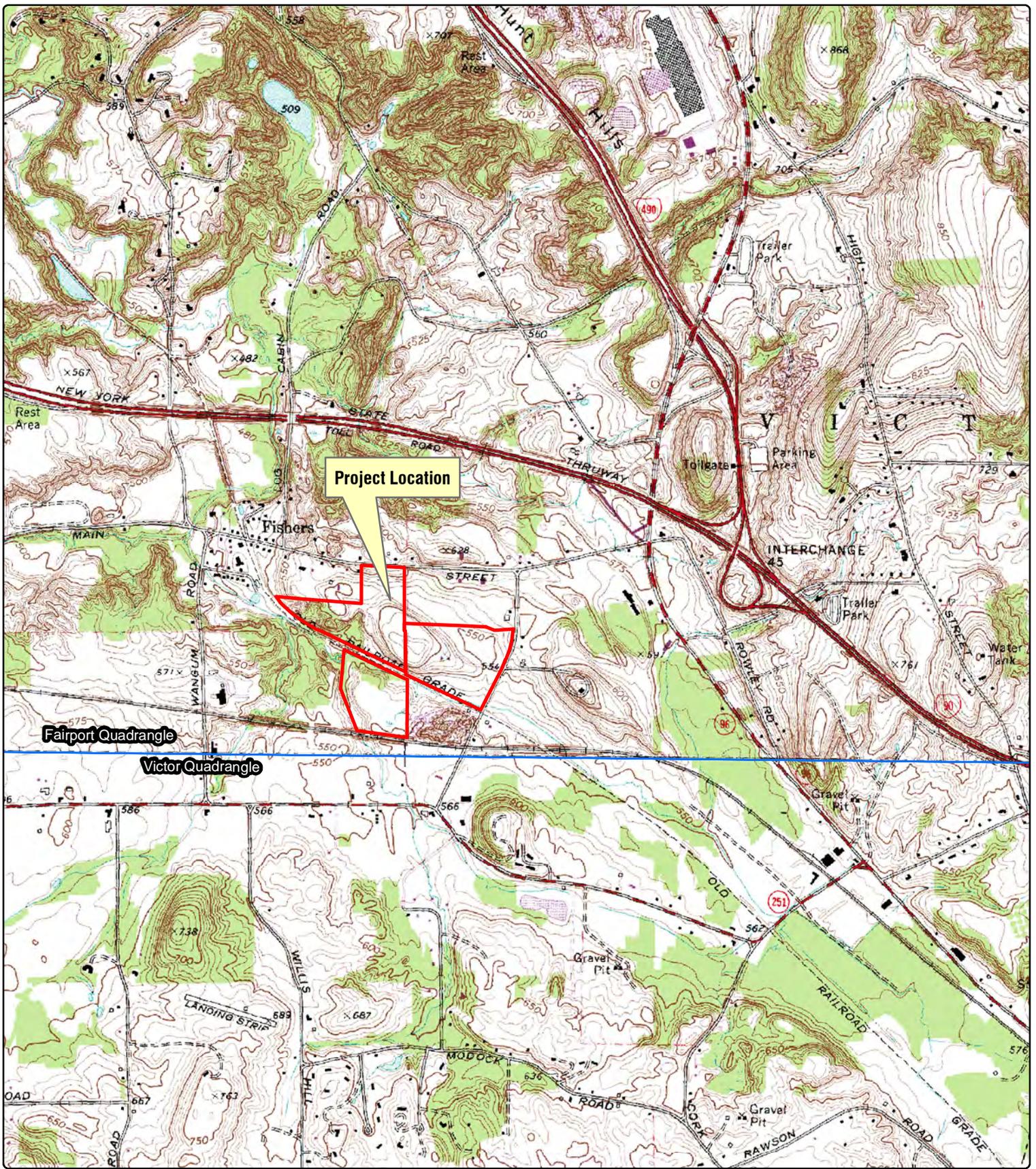
Chief Executive Officer, Town/City/Village of Town of Victor

Any person who has requested a copy of the Draft / Final EIS

Any other involved agencies

Environmental Notice Bulletin, 625 Broadway, Albany, NY 12233-1750

Copies of the Draft/Final EIS must be distributed according to 6NYCRR 617.12(b).



PINNACLE ATHLETIC CAMPUS LOCATION MAP

Nov. 2013

Main Street Fishers and Phillips Road



1:24,000 USGS, Fairport and Victor Quads

1 inch = 2,000 feet