Session Report

1/21/2022

General Information

Name	S055_BLJ050008_21012022_100737
Comments	MS-2 (First Attempt). Meter was set on auto-run for 15-minutes. Updated meter settings on 2nd Attempt.
Start Time	1/18/2022 11:04:52 AM
Stop Time	1/18/2022 4:58:05 PM
Run Time	00:30:00
Model Type	SoundPro DL
Serial Number	BLJ050008
Device Firmware Rev	R.13H
Company Name	Proactive Environmental Solutions, LLC
Description	American Oil Road
Location	MS-2
User Name	

Summary Data

Description	Meter	Value	Description	Meter	Value
Dose	1	0 %	Pdose (1.00:00)	1	1.4 %
Lavg	1	--	Lpk	1	121.5 dB
Leq	1	61.6 dB	TWA	1	49.6 dB
UL Time	1	00:00:00	SEL	1	94.2 dB
ProjectedTWA (1.00:00)	1	66.4 dB	Mntime	1	1/18/2022 11:19:48 AM
Mxtime	1	1/18/2022 11:08:47 AM	PKtime	1	1/18/2022 11:07:30 AM
Weighting	1	--	Range Ceiling	1	--
Criterion Level	1	--	ULL	1	--
Dynamic Range	1	--	Exchange Rate	1	--
Response	1	--	Int Threshold	1	--
Alarm Level 1	1	--	AlarmLevel2	1	--
Dosimeter Name	1	--			
Dose	2	0.1 %	Pdose (1.00:00)	2	1.1 %
Lavg	2	--	Lpk	2	121.3 dB
Leq	2	65.4 dB	TWA	2	53.4 dB
UL Time	2	00:00:00	SEL	2	98 dB

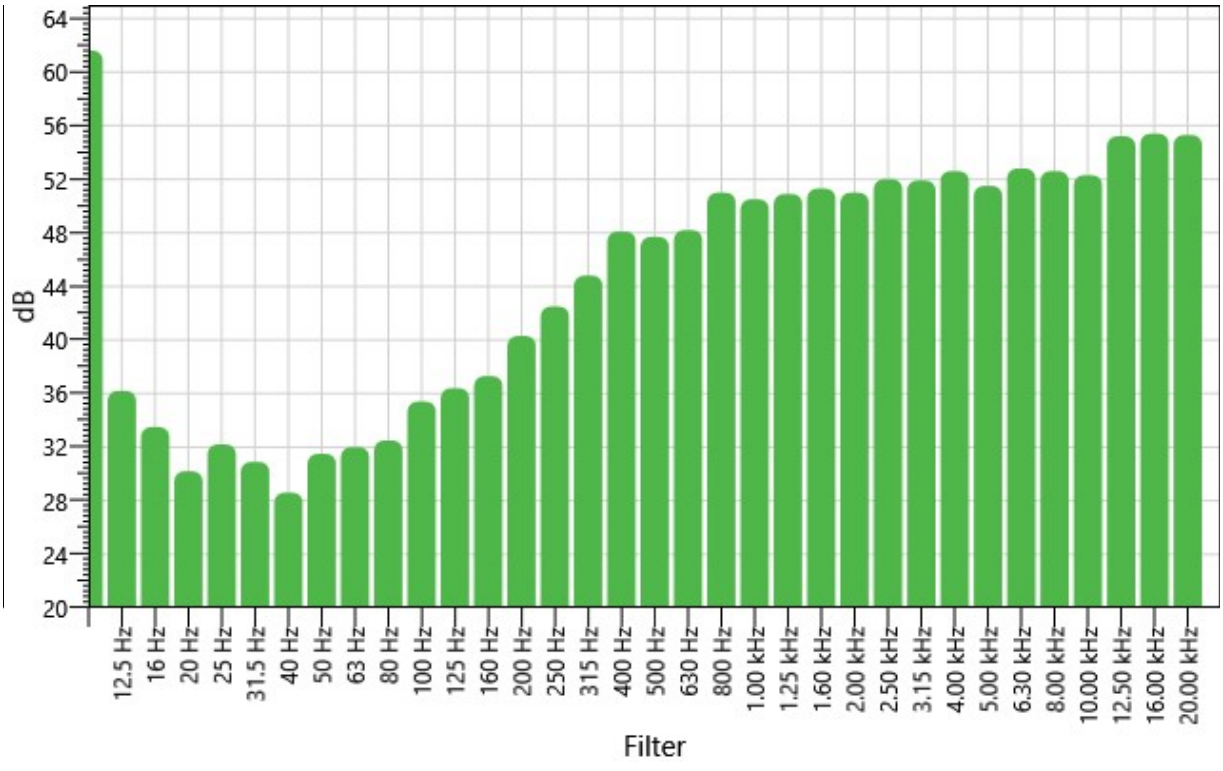
ProjectedTWA (1.00:00)	2	65.4 dB	Mntime	2	1/18/2022 4:43:05 PM
Mxtime	2	1/18/2022 11:07:30 AM	PKtime	2	1/18/2022 11:07:30 AM
Weighting	2	C	Range Ceiling	2	--
Criterion Level	2	85 dB	ULL	2	115 dB
Dynamic Range	2	--	Exchange Rate	2	3 dB
Response	2	SLOW	Integrating Threshold	2	100 dB
Alarm Level 1	2	--	AlarmLevel2	2	--
Dosimeter Name	2	--			

Calibration History

Date	Calibration Action	Level	Cal. Model Type	Serial Number	Cert. Due Date
1/18/2022 11:02:29 AM	Calibration	114.0			

Filter Summary Chart

S055_BLJ050008_21012022_100737: Filter Summary Chart - Leq



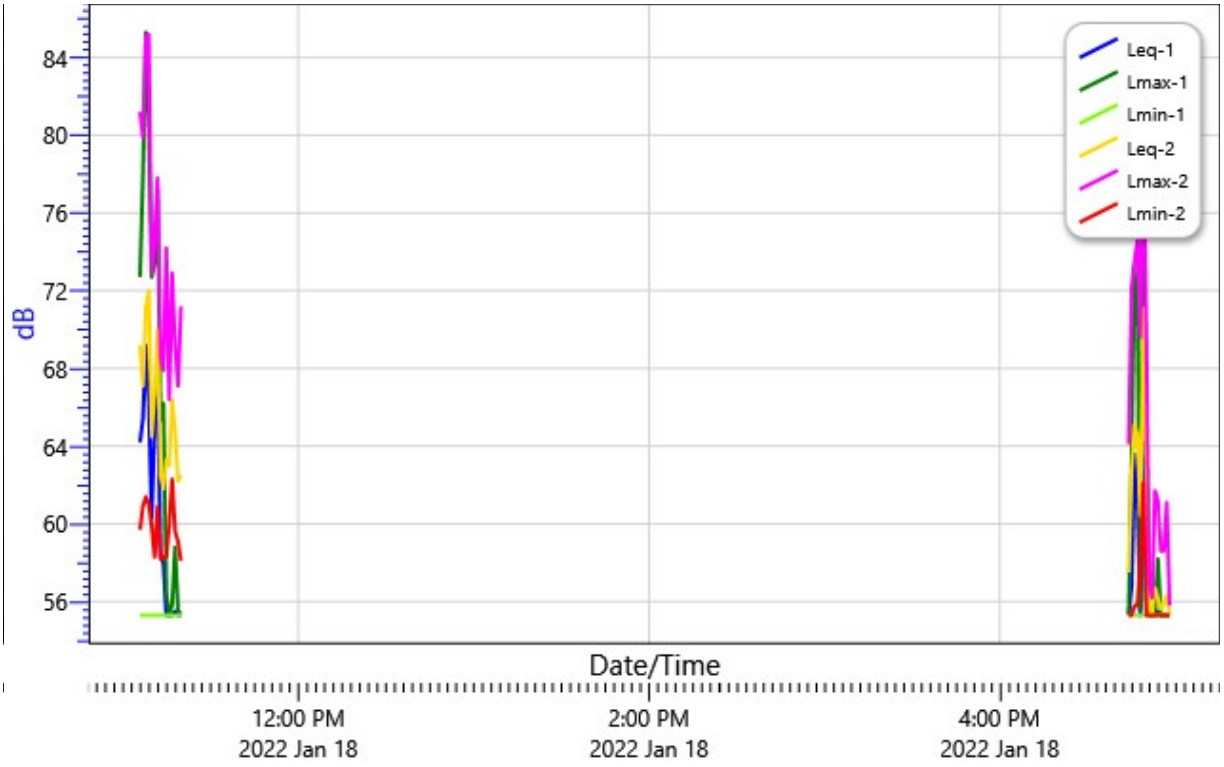
Filter Summary - Dose

Filter	Dose
	0 %

12.5 Hz	0 %
16 Hz	0 %
20 Hz	0 %
25 Hz	0 %
31.5 Hz	0 %
40 Hz	0 %
50 Hz	0 %
63 Hz	0 %
80 Hz	0 %
100 Hz	0 %
125 Hz	0 %
160 Hz	0 %
200 Hz	0 %
250 Hz	0 %
315 Hz	0 %
400 Hz	0 %
500 Hz	0 %
630 Hz	0 %
800 Hz	0 %
1.00 kHz	0 %
1.25 kHz	0 %
1.60 kHz	0 %
2.00 kHz	0 %
2.50 kHz	0 %
3.15 kHz	0 %
4.00 kHz	0 %
5.00 kHz	0 %
6.30 kHz	0 %
8.00 kHz	0 %
10.00 kHz	0 %
12.50 kHz	0 %
16.00 kHz	0 %
20.00 kHz	0 %

Logged Data Chart

S055_BLJ050008_21012022_100737: Logged Data Chart - Read Only



Summary Data Panel

Description	Meter/ Sensor	Value
Leq	1	61.6 dB
Exchange Rate	1	3 dB
Weighting	1	A
Response	1	SLOW
Bandwidth	1	1/3
Exchange Rate	2	3 dB
Weighting	2	C
Response	2	SLOW
L1	1	72.5 dB
L10	1	64 dB
L50	1	55.2 dB
L90	1	55.2 dB
LDN	1	61.6 dB
Lmax	1	85.3 dB
Lpk	1	121.5 dB
Lmin	1	55.3 dB

Session Report

1/21/2022

General Information

Name	S056_BLJ050008_21012022_100740
Comments	MS-3 (second recording attempt)
Start Time	1/18/2022 5:47:09 PM
Stop Time	1/20/2022 4:11:14 PM
Run Time	1.22:24:05
Model Type	SoundPro DL
Serial Number	BLJ050008
Device Firmware Rev	R.13H
Company Name	Proactive Environmental Solutions, LLC
Description	American Oil Road
Location	MS-2
User Name	Chris Geraghty

Summary Data

Description	Meter	Value	Description	Meter	Value
Dose	1	0.8 %	Pdose (1.00:00)	1	0.4 %
Lavg	1	--	Lpk	1	117 dB
Leq	1	56.3 dB	TWA	1	63.9 dB
UL Time	1	00:00:00	SEL	1	108.5 dB
ProjectedTWA (1.00:00)	1	61.1 dB	Mntime	1	1/18/2022 5:47:11 PM
Mxtime	1	1/19/2022 6:58:24 AM	PKtime	1	1/19/2022 6:46:46 PM
Weighting	1	--	Range Ceiling	1	--
Criterion Level	1	--	ULL	1	--
Dynamic Range	1	--	Exchange Rate	1	--
Response	1	--	Int Threshold	1	--
Alarm Level 1	1	--	AlarmLevel2	1	--
Dosimeter Name	1	--			
Dose	2	3.9 %	Pdose (1.00:00)	2	0.7 %
Lavg	2	--	Lpk	2	115.7 dB
Leq	2	63.3 dB	TWA	2	70.9 dB
UL Time	2	00:00:00	SEL	2	115.5 dB

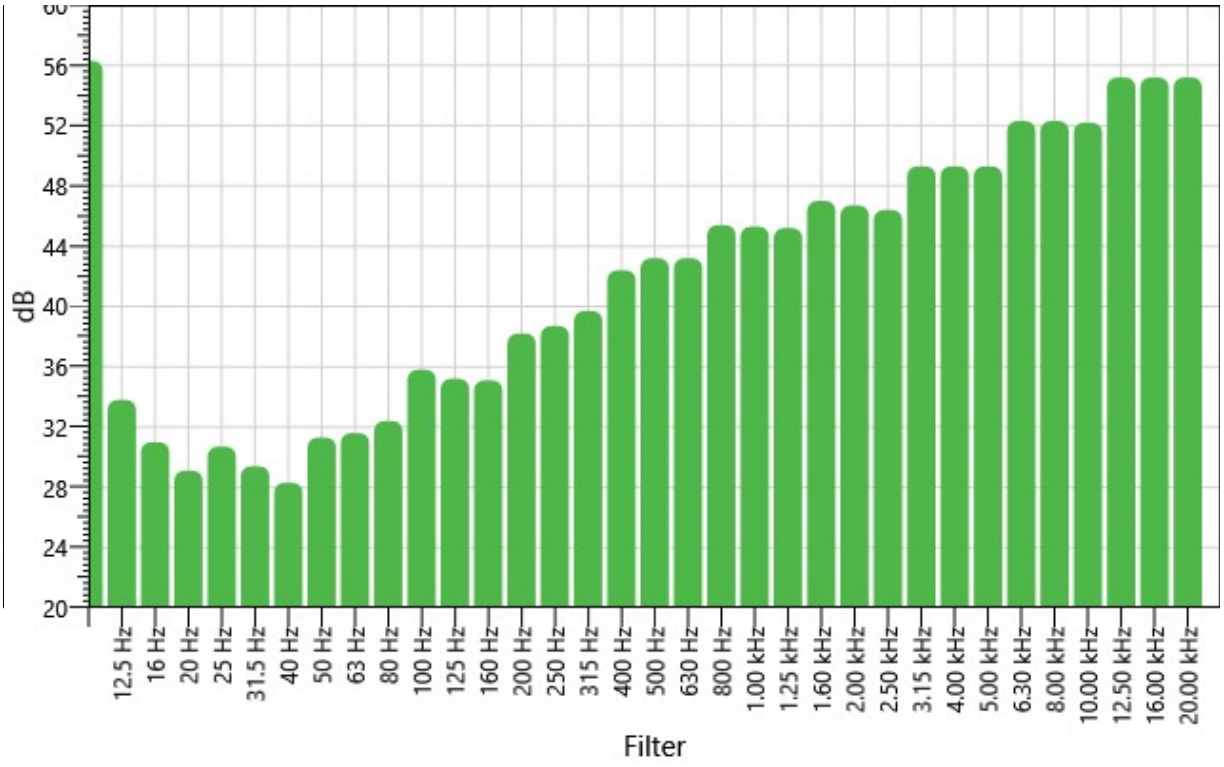
ProjectedTWA (1.00:00)	2	63.3 dB	Mntime	2	1/18/2022 5:47:09 PM
Mxtime	2	1/19/2022 12:07:06 PM	PKtime	2	1/19/2022 6:46:46 PM
Weighting	2	C	Range Ceiling	2	--
Criterion Level	2	85 dB	ULL	2	115 dB
Dynamic Range	2	--	Exchange Rate	2	3 dB
Response	2	SLOW	Integrating Threshold	2	100 dB
Alarm Level 1	2	--	AlarmLevel2	2	--
Dosimeter Name	2	--			

Calibration History

Date	Calibration Action	Level	Cal. Model Type	Serial Number	Cert. Due Date
1/18/2022 11:02:29 AM	Calibration	114.0			

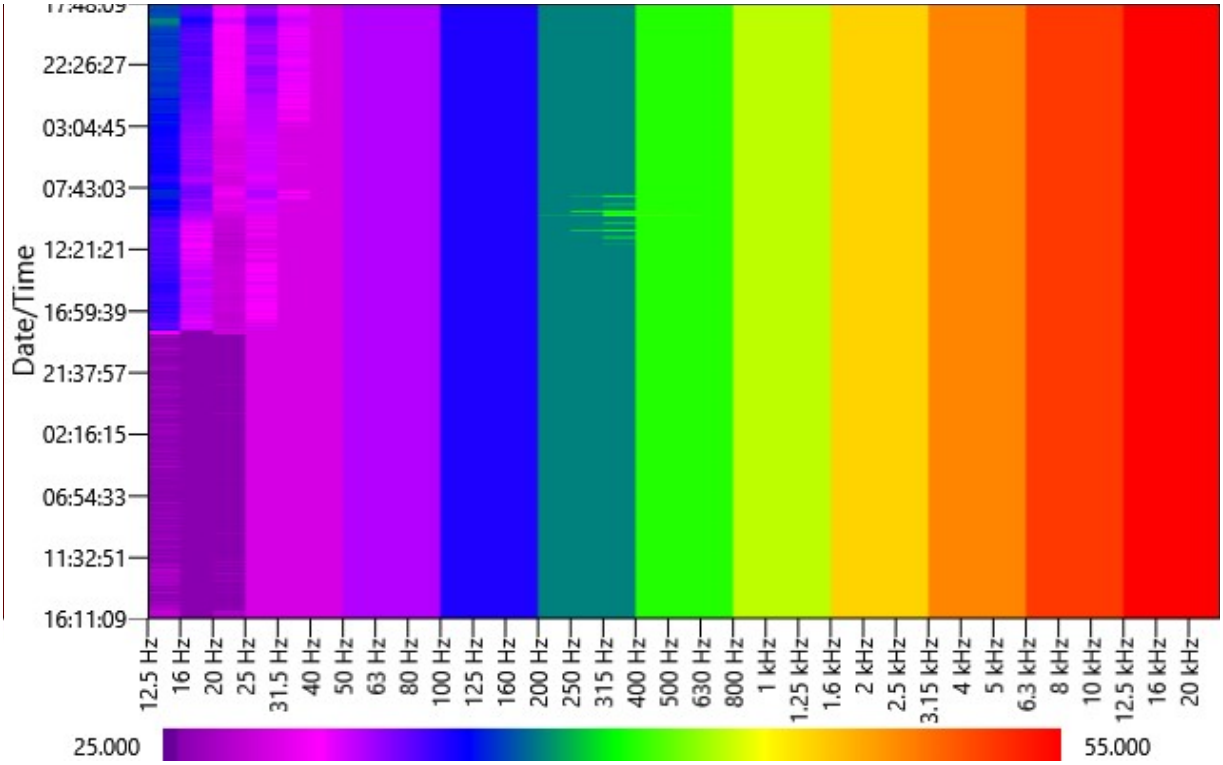
Filter Summary Chart

S056_BLJ050008_21012022_100740: Filter Summary Chart - Leq



Spectral Chart

S056_BLJ050008_21012022_100740: - Lmin



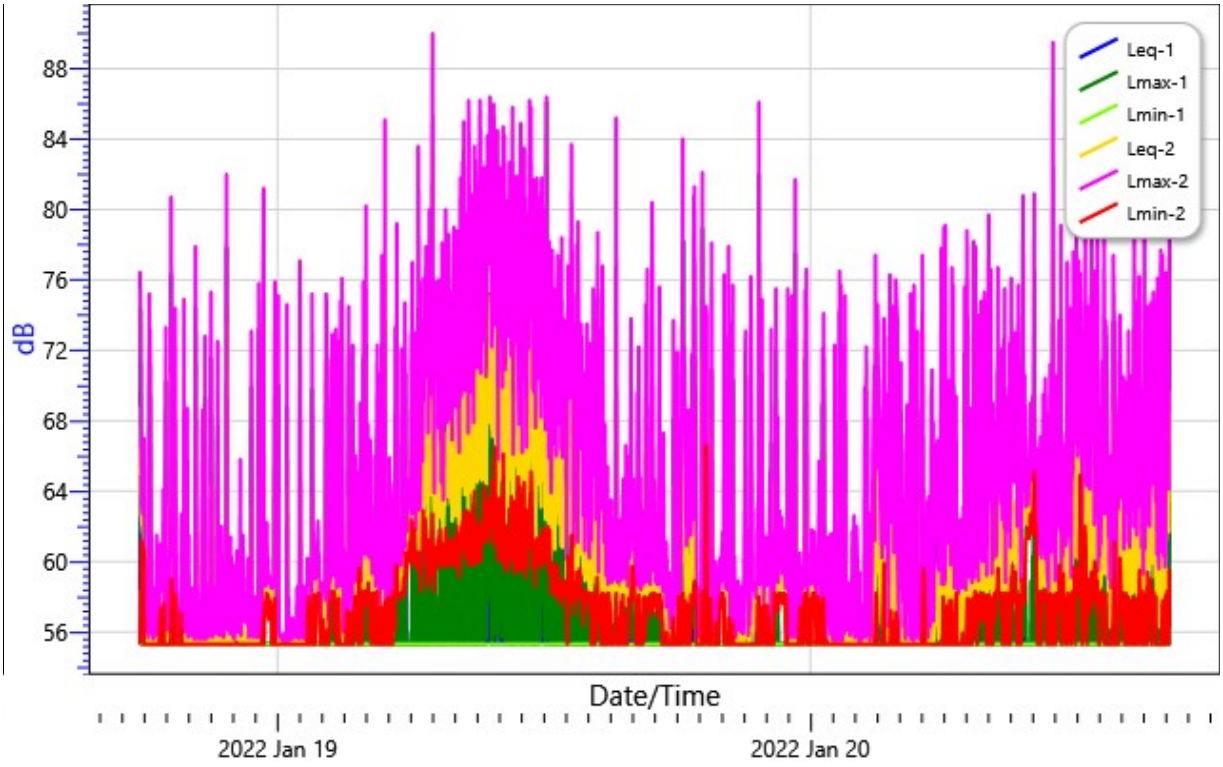
Filter Summary - Dose

Filter	Dose
	0.8 %
12.5 Hz	0 %
16 Hz	0 %
20 Hz	0 %
25 Hz	0 %
31.5 Hz	0 %
40 Hz	0 %
50 Hz	0 %
63 Hz	0 %
80 Hz	0 %
100 Hz	0 %
125 Hz	0 %
160 Hz	0 %
200 Hz	0 %
250 Hz	0 %

315 Hz	0 %
400 Hz	0 %
500 Hz	0 %
630 Hz	0 %
800 Hz	0.1 %
1.00 kHz	0.1 %
1.25 kHz	0.1 %
1.60 kHz	0.1 %
2.00 kHz	0.1 %
2.50 kHz	0.1 %
3.15 kHz	0.2 %
4.00 kHz	0.2 %
5.00 kHz	0.2 %
6.30 kHz	0.3 %
8.00 kHz	0.3 %
10.00 kHz	0.3 %
12.50 kHz	0.6 %
16.00 kHz	0.6 %
20.00 kHz	0.6 %

Logged Data Chart

S056_BLJ050008_21012022_100740: Logged Data Chart - Read Only



Summary Data Panel

Description	Meter/ Sensor	Value
Leq	1	56.3 dB
Exchange Rate	1	3 dB
Weighting	1	A
Response	1	SLOW
Bandwidth	1	1/3
Exchange Rate	2	3 dB
Weighting	2	C
Response	2	SLOW
L1	1	63 dB
L10	1	55.2 dB
L50	1	55.2 dB
L90	1	55.2 dB
LDN	1	62.6 dB
Lmax	1	86.1 dB
Lmin	1	55.3 dB
Lpk	1	117 dB

Session Report

1/21/2022

General Information

Name	S070_BLN060003_21012022_093137
Comments	MS-3 (last of four attempts to collect data). It was determined that the Quest Outdoor Measurement Kit was sending false signals to the meter indicating external power was being supplied (even though it wasn't). Data collected on first 3 attempts was lost due to corrupt files (meter not properly saving the file records due to abrupt loss of power). It was only when external power was not provided (i.e., meter operated on 4 AA batteries only) that we were able to collect data. As such, the internal AA batteries provided enough power for the meter to collect 5 hours of 1-minute measurements.
Start Time	1/20/2022 8:47:02 AM
Stop Time	1/20/2022 1:49:33 PM
Run Time	05:02:31
Model Type	SoundPro DL
Serial Number	BLN060003
Device Firmware Rev	R.13H
Company Name	Proactive Environmental Solutions, LLC
Description	Papscanee Island Nature Preserve
Location	MS-3
User Name	Chris Geraghty

Summary Data

Description	Meter	Value	Description	Meter	Value
Dose	1	0.6 %	Pdose (1.00:00)	1	2.9 %
Lavg	1	--	Lpk	1	114.2 dB
Leq	1	64.7 dB	TWA	1	62.7 dB
UL Time	1	00:00:00	SEL	1	107.3 dB
ProjectedTWA (1.00:00)	1	69.5 dB	Mntime	1	1/20/2022 8:47:02 AM
Mxtime	1	1/20/2022 9:37:32 AM	PKtime	1	1/20/2022 9:37:32 AM
Weighting	1	--	Range Ceiling	1	--
Criterion Level	1	--	ULL	1	--
Dynamic Range	1	--	Exchange Rate	1	--
Response	1	--	Int Threshold	1	--
Alarm Level 1	1	--	AlarmLevel2	1	--
Dosimeter Name	1	--			
Dose	2	1.9 %	Pdose (1.00:00)	2	3 %

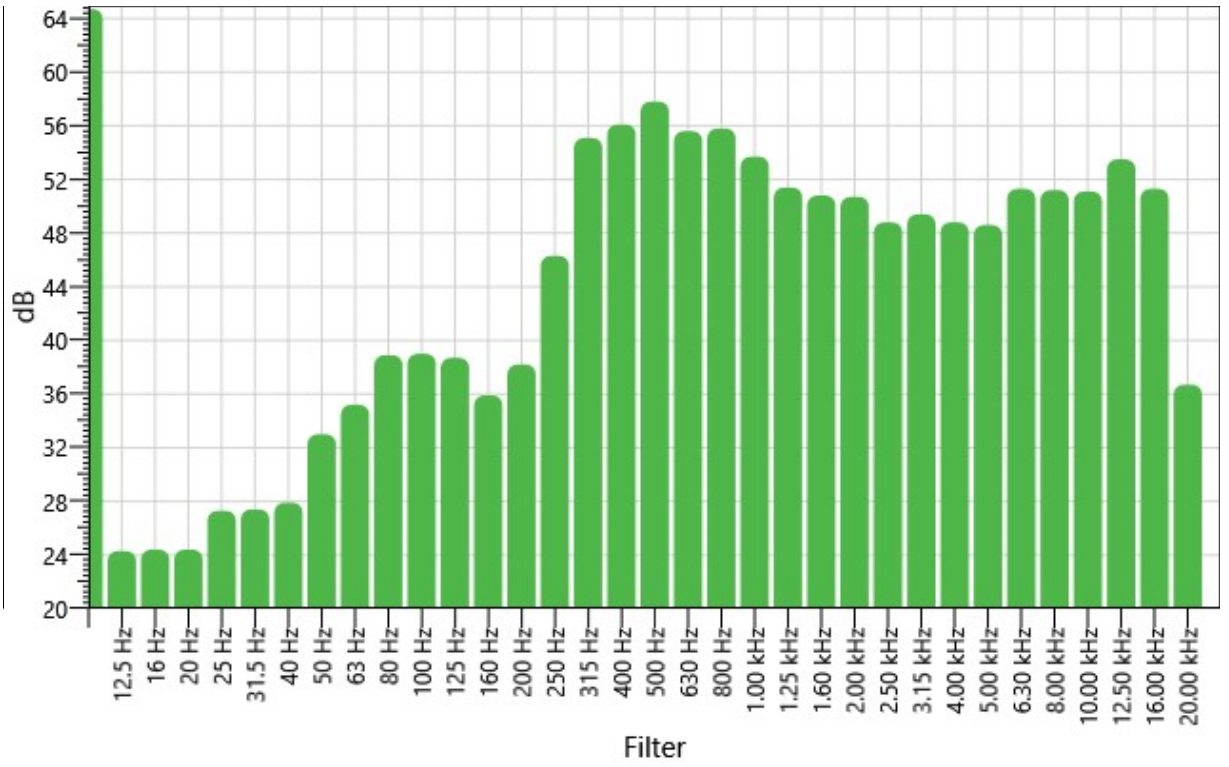
Lavg	2	--	Lpk	2	116.4 dB
Leq	2	69.7 dB	TWA	2	67.7 dB
UL Time	2	00:00:00	SEL	2	112.3 dB
ProjectedTWA (1.00:00)	2	69.7 dB	Mntime	2	1/20/2022 8:47:02 AM
Mxtime	2	1/20/2022 11:42:09 AM	PKtime	2	1/20/2022 11:42:09 AM
Weighting	2	C	Range Ceiling	2	--
Criterion Level	2	85 dB	ULL	2	115 dB
Dynamic Range	2	--	Exchange Rate	2	3 dB
Response	2	SLOW	Integrating Threshold	2	100 dB
Alarm Level 1	2	--	AlarmLevel2	2	--
Dosimeter Name	2	--			

Calibration History

Date	Calibration Action	Level	Cal. Model Type	Serial Number	Cert. Due Date
1/19/2022 9:03:55 AM	Calibration	114.0			

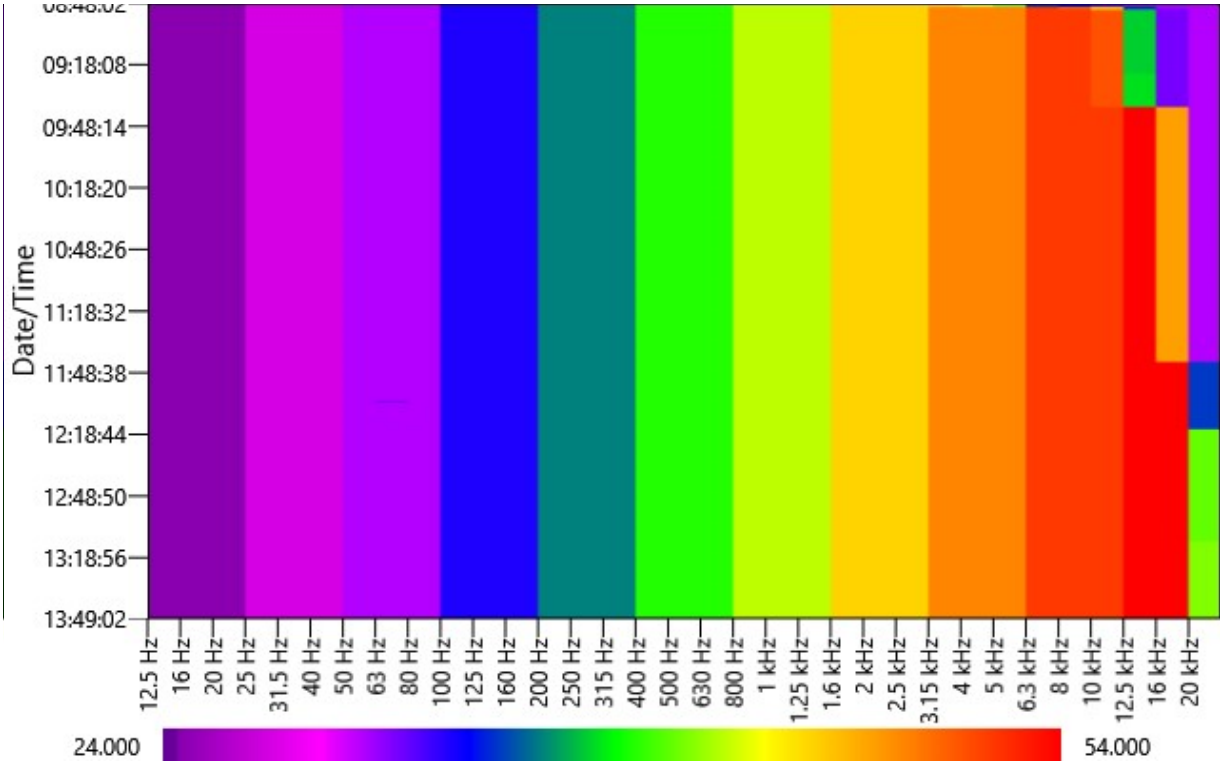
Filter Summary Chart

S070_BLN060003_21012022_093137: Filter Summary Chart - Leq



Spectral Chart

S070_BLN060003_21012022_093137: - Lmin



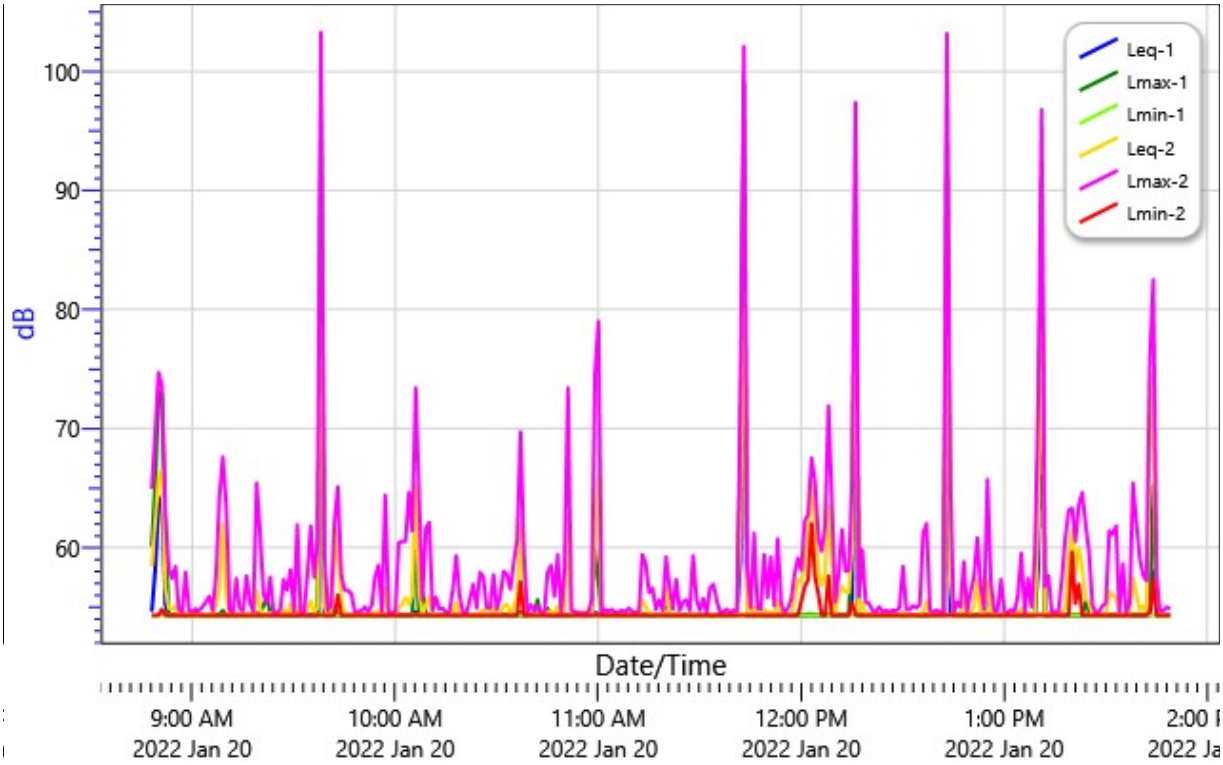
Filter Summary - Dose

Filter	Dose
	0.6 %
12.5 Hz	0 %
16 Hz	0 %
20 Hz	0 %
25 Hz	0 %
31.5 Hz	0 %
40 Hz	0 %
50 Hz	0 %
63 Hz	0 %
80 Hz	0 %
100 Hz	0 %
125 Hz	0 %
160 Hz	0 %
200 Hz	0 %
250 Hz	0 %

315 Hz	0.1 %
400 Hz	0.1 %
500 Hz	0.1 %
630 Hz	0.1 %
800 Hz	0.1 %
1.00 kHz	0 %
1.25 kHz	0 %
1.60 kHz	0 %
2.00 kHz	0 %
2.50 kHz	0 %
3.15 kHz	0 %
4.00 kHz	0 %
5.00 kHz	0 %
6.30 kHz	0 %
8.00 kHz	0 %
10.00 kHz	0 %
12.50 kHz	0 %
16.00 kHz	0 %
20.00 kHz	0 %

Logged Data Chart

S070_BLN060003_21012022_093137: Logged Data Chart - Read Only



Summary Data Panel

Description	Meter/ Sensor	Value
Leq	1	64.7 dB
Exchange Rate	1	3 dB
Weighting	1	A
Response	1	SLOW
Bandwidth	1	1/3
Exchange Rate	2	3 dB
Weighting	2	C
Response	2	SLOW
L1	1	60.7 dB
L10	1	54.2 dB
L50	1	54.2 dB
L90	1	54.2 dB
LDN	1	64.7 dB
Lmax	1	99.2 dB
Lmin	1	54.3 dB
Lpk	1	114.2 dB

McFarland Johnson
Innovative Solutions / Sustainable Results

60 Railroad Place, Suite 402 • Saratoga Springs, NY 12866
Phone / Number will Auto Update
www.mjinc.com

February 18, 2022

Ms. Jessica Schreyer
Scientist Archeology
New York State Historic Preservation Office (SHPO)
Peebles Island State Park
P.O. Box 189
Waterford, New York 12188-0189

Submitted via: CRIS; thpo@mohican-nsn.gov

Re: SHPO Project Number: 18PR07273 (For Generic), 21PR04693 (Supplemental)
National Historic Preservation Act (NHPA) – Section 106 Consultation
Albany Port District Commission Port of Albany Expansion Project
Beacon Island Property

Dear Ms. Schreyer:

As a follow up to our most recent project coordination meeting held on February 10, 2022 among SHPO, representative (Ms. Bonney Hartley) from the Stockbridge Munsee Community (SMC -THPO), NYSDEC, USACE and Town of Bethlehem, where the Project Team described the applicants response to the concerns raised and changes to the project design that support no adverse effect on the National Register eligible Papscannee Island Historic District (08303.000130).

As requested by SMC-THPO, the following is an Executive Summary that includes the following supporting documentation:

- Visual Impact Assessment Prepared By McFarland Johnson
- Project Site Location and narrative describing the surrounding heavy Industrial visual landscape
- Regulatory Background and Previous No Adverse Determination from SHPO
- Design Modifications and Areas of Concerns (Avoidance and Minimization)
- Project Video Simulation and Photo simulation from Papscanee Island
- Noise Assessment

1.0 EXECUTIVE SUMMARY

The project site and historic property's relationship to its setting, which may include surrounding features and open space, are taken into account. This includes the view from the historic property (Papscanee Island Nature Preserve) as well as the view from the eligible a historic property (Papscanee Island).
The effect of the new construction is evaluated taking into consideration the following Section 106 adverse effect criteria:

- Physical destruction of or damage to all or part of the historic property
- Change of the character of the historic property's use or of physical features within the historic property's setting that contribute to its historical significance
- Introduction of visual, atmospheric or audible elements that diminish the integrity of the property's significant historic features

Overall, a proposed action can be considered to have an adverse visual effect to a historic property if it diminishes the integrity of the resource to the point that it can no longer convey its historic significance. Examples of potential adverse effects include:

- Introduction of a visual element that is incompatible, out of scale, detracts, or is out of character with the setting of a property or district.
- Elimination of open space or a scenic view that is critical to the ability of a property to convey its historic significance.
- Elimination of a sufficient number of small-scale features (fence rows, tree lines, field patterns, etc.) that a property can no longer convey its historic use and significance.
- Blocking or intruding on a scenic view or blocking the view from one historic property to another.

Based on the applicants Visual Impact Assessment Report, supporting photosimulation and the documentation of the existing heavy industrial corridor, current zoning of the site and adjoining lands, and taking into consideration reasonably foreseeable effects with a reasonably causal relationship to the Project, it is our professional determination that none of the above criteria are met. Therefore, the Project would not diminish integrity nor significance of property's National Register eligibility and can be determined to have no adverse effect. Below is our supporting documentation:

1.1 PROJECT SITE AND SURROUNDING LANDSCAPE

The project site is located in a previous developed landscape, on the western bank of the Hudson river and entails an 81.6-acre property known as Beacon Island (former landfill), approximately 4.4 acres on adjoining disturbed parcel owned by National Grid, and the approximate 14.7-acre parcel (former scrap metal yard) located at 700 Smith Boulevard in the City of Albany. See for **Exhibit A** for **Figure 1 - Location Map** over Aerial Image. The project site is zoned as "heavy industrial" (I) subject to commercial and industrial uses. See **Exhibit B** for **Figure 2 - Zoning Map**.

Figure 1-Location Map

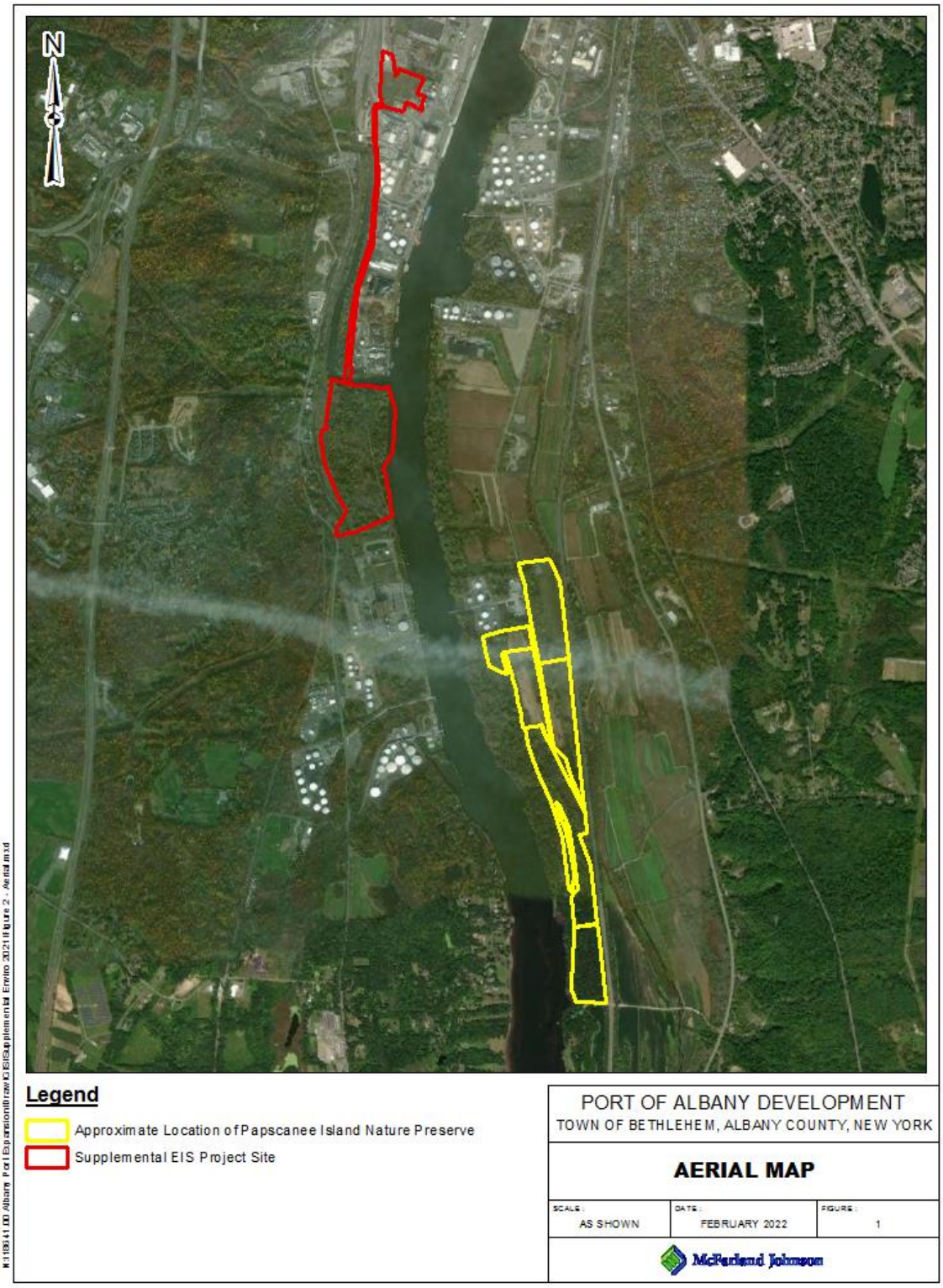
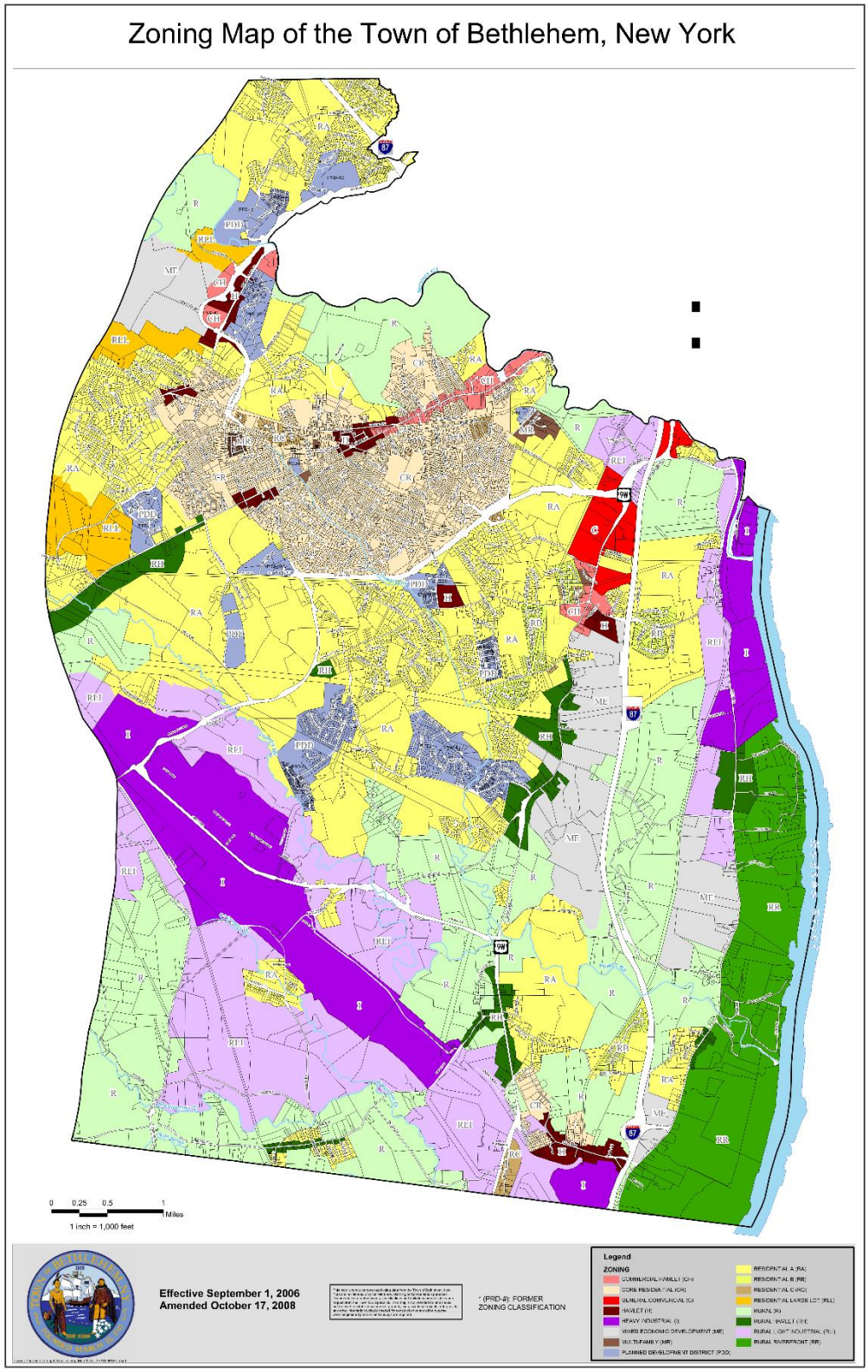


Figure 2-Bethlehem Zoning Map



The following table presents a description of the Project Site boundaries.

Table 1: Project Site Boundaries and Immediate Surrounding Visual Landscape

Boundary	81.6-acre Parcel (Beacon Island)	4.5-acre Parcel (National Grid)	14.7-acre offsite Parcel (700 Smith Blvd)
North	• Port of Albany **(*I)** • Normans Kill channel	• National Grid property **(*I)**	• ADPC – Port of Albany **(*I)** • Industrial sites **(*I)**
South	• Bethlehem Energy Center **(*I)**	• Bethlehem Energy Center **(*I)**	• Industrial sites **(*I)**
East	• Hudson River Navigation Channel	• Beacon Island (Project Site) **(*I)**	• Smith Boulevard • Port of Albany **(*I)**
West	• 4.5-acre parcel from National Grid **(*I)**	• River Road / Route 144 • Commercial and single-family residences	• Railroads

Note: **(*I)** – Zoned as heavy industrial.

The Papscannee Island Nature Preserve is situated on the eastern bank of the Hudson River and over 3,000 feet, southeast, from the project site (former landfill site). As can be seen in **Figure 1** (Location Map – Aerial Image) open spaces and view from Papscannee Island Natural Preserve to the project site are restricted by existing surrounding features such as tall hardwood vegetation (riparian buffers) along the Hudson River and viewshed subject to othe existing heavy industrial businesses . Also, due to the distance of the Project from the Papscannee Island Nature Preserve and riparian buffers, introduction of new construction and above ground structures (“visual features") at the project site are not visable (See Visual Assessment Report) from Papscannee Island Nature Preserve.

1.2 REGULATORY BACKGROUND AND PREVIOUS NO ADVERSE DETERMINATION FROM SHPO

A Final Generic Environmental Impact Statement (FGEIS) was prepared for the project site and accepted by the Town of Bethlehem (Lead Agency) on May 05, 2020. The FGEIS Findings Statement established thresholds pursuant to the State Environmental Quality Review Act (SEQRA) to be followed during the design phase of a future specific project. A Supplemental EIS (SEIS) was then prepared and submitted to the Town of Bethlehem on January 25, 2022 based on specific design elements from the Project (i.e., Marmen-Welcom Manufacturing Plant).

The project site has been subject to multiple reviews and consultations under Section 106 of NHPA resulting in “No Effect” determinations by SHPO. For your reference, previous “No Effect” determinations from SHPO are included as **Exhibit C**.

- 18PR07273: March 14, 2019 – “*No properties, including archaeological and/or historic resources, listed in or eligible for the New York State and National Registers of Historic Places will be adversely affected by this undertaking with the condition that final construction design not exceed the design specifications noted on Concept Plan A (enclosed).”*

- 18PRO7273: September 13, 2019—*"Since only the top of the building will be visible, the SHPO continues to recommend that this undertaking will have No Adverse Effect on historic properties with the condition that non-reflective, earth toned roofing materials are utilized.”*

The Conceptual Plan A referenced by SHPO in previous no adverse determination letter considered above ground structures with a larger footprint, including approximate 1,000,000 square feet building and 1,200 linear feet of wharf along the Hudson river with no proposed vegetation buffer. Currently, the design of the Project now encompasses a reduced building footprint of approximate 626,000 square feet of manufacturing space and limited 500 linear feet of wharf with a 2,000 linear foot riparian (vegetative) buffer along the Hudson River waterfront.

A Joint Permit Application was submitted is under review by NYSDEC and USACE under case numbers 21-00100006 and 21PR04693.

1.3 DESIGN MODIFICATIONS to address AREAS OF CONCERN

The project design incorporates measures to avoid and minimize potential adverse visual effects, including:

- ✓ Adjustment of site layout
- ✓ Reduction of project scale (e.g., reduce proposed building footprint and wharf)
- ✓ Site redesign to preserve a riparian buffer in natural state and to be use as vegetation screening
- ✓ Designate majority of staging area behind the vegetation buffer
- ✓ Adherence to the no effect letter regarding building colors

See **Exhibit C** for **Figure 3 – Proposed Layout** over aerial image (visualization). Overall, with the design modifications the proposed site facilities are outside of sensitive viewsheds or as far as possible from sensitive viewing locations as possible. Additionally, the Project would continue exploring planting of native plants within the proposed vegetation buffer.

The following avoidance and minimization measures are a result of multiple meetings with NYS SHPO and SMC THPO.

1.3 Visual

Buffer of Natural Vegetation and Trees to Remain in Natural State

As requested by regulatory agencies, the Project incorporates a screening buffer of mature vegetation and trees in natural state along the majority of Hudson riverfront, outside the wharf area.

The buffer is approximately 2,000 linear feet and varies from 55 feet to 115 feet wide. Within this buffer area the vegetation to remain would have a bandwidth that ranges from 30 feet to 70 feet wide. The existing tress are to remain in natural state. This buffer is in response to previous comments from regulatory agencies under the Joint Permit Application process.

The buffer area would be protected during construction with the installation of orange fencing at an appropriate distance from the vegetation roots to ensure they remain. The construction contract would require any tree/vegetation that is damaged or dies, would be replaced at the expense of the contractor.

Transition Pieces

In response to the concern raised, the site layout has been adjusted and now the Project proposes the transition pieces to be stored temporarily behind the existing stand of vegetation and mature trees, until shipped. An updated video simulation has been prepared as part of the visual assessment to show that the majority of the transition pieces are screened during the leaf on time of year and design plans have been revised to incorporate comments from SMC THPO.

Figure 3-Project Layout Visualization

Maximum Building Height (increase from 85 feet to 100 feet)

The height of the tallest building would reach 100 feet, which is an increase to the previously proposed 85 feet building height evaluated in the Generic EIS that were submitted and received a finding of No Adverse Effect.

Although there is a marginal increase in building height from 85 feet to 100 feet, it is still in keeping with the surrounding area. There are buildings on the adjacent properties to both the north (Agway Industrial Park) and the south (PSEG) that are industrial in nature and contain structures that have buildings and stacks that extend to a height of approximately 260 feet and are visible to the Papscanee Island Historic District. Also, the 100 foot height only represents approximately 30% of the total linear footage of all buildings.

An updated video simulation and video (within the video, the red line on the building represent the 85 height line) has been provided to show the proposed buildings are lower than existing buildings or

structures in the vicinity, and the Project does not diminish the integrity of the property's significant historic features, and is consistent with the existing industrial visual landscape. Furthermore, the proposed building height is not expected to block or intrude on a scenic view or block the view from one historic property to another historic property.

Updated photo simulations have been provided along with this executive summary, and a link to the video simulation and video is provided below.

https://mjinc-my.sharepoint.com/:f:/p/lsau/EjWEs3uKLQdMgZaZvV-_lFQBQqyWvpF8rGc2j45IvFa6Nw?e=w4f9D1

24/7 Operation and Potential Visual Impacts from Site Lighting

All exterior site lighting is building mounted except for the parking lot. A photometric lighting plan has been provided, Drawings LT-01 and LT-02, which demonstrate that the light levels at the property line of the Project would be very low. Marmen-Welcon has indicated that there is no intent to load or unload barges at night and therefore the lighting associated with the Wharf, which is required by Federal Maritime Commission standards, is anticipated to be off and only be used for emergency situations.

1.4 Noise

SMC THPO requests an acoustic noise assessment to be conducted that includes projected levels experienced from multiple points across Papscanee Island. This assessment should include ambient noise levels recorded from Papscanee Island as well as what would be projected operating decibels experienced from the Island

Baseline noise measurements were collected at three (3) locations: Across from the Existing Port Wharf (MS-1), American Oil Road (MS-2), and Papscanee Island Nature Preserve (MS-3), as shown on Figure 1 and accompanying photos (attached). Noise measurements were collected between the morning of Tuesday, January 18 and the afternoon of Thursday, January 20, 2022. Measurements were recorded every 1 minute at each of the locations . Noise descriptors measured at each location include Leq, L10, Lmin, Lmax, Lpk. Peak noise measurements (Lpk) recorded at each location are as follows:

MS-1: 118.5 dB(A)
MS-2: 121.5 dB(A)
MS-3: 114.2 dB(A)

The anticipated peak noise generated from this Project would not exceed the peak existing background noise at Papscanee Island Nature Preserve or along the portion of Papscanee Island that is across the Hudson from the project site, and therefore, the Project would not have an adverse effect on noise. The noise assessment has been included via email along with this executive summary.

As discussed above, there are no noise impacts associated with this Project. The noise generated by this Project would be attenuated by the existing ambient noise and the distance from the Project to the closest receptor.

2.0 CONCLUSION

Taking into consideration the view shed of the existing heavy industrial corridor, current heavy industrial land uses of adjoining properties, combined with the avoidance and minimization measures identified

above, the Project would not be considered to impact the significance of the Papscannee Island Historic District. Additionally, due to Project distance and existing visual barriers, the Project is not visible from Papscanne Island Nature Preserve. Therefore, the Project will not have an adverse effect.

Furthermore, similar and as noted in SHPO's no adverse determination from November 2019, only the top of the buildings would be visible, therefore the Project will continue having No Adverse Effect on historic properties. Non-reflective, earth toned roofing materials would also be utilized to further minimize visual intrusions and help maintain the agricultural setting of the Papscanee Island Historic District.

Moreover, taking into account Section 106 adverse effect criteria, the Project would not:

- ✓ Physical destruct or damage historic property
- ✓ Change the character of the historic property's use or of physical features within the historic property's setting that contribute to its historical significance
- ✓ Introduce of visual, atmospheric or audible elements that diminish the integrity of the property's significant historic features
- ✓ Introduce visual element that is incompatible, out of scale, detracts, or is out of character with the local setting
- ✓ Eliminate open space or a scenic view that is critical to the ability of a property to convey its historic significance
- ✓ Eliminate of a sufficient number of features that a property can no longer convey its historic use and significance
- ✓ Block or intrude on a scenic view or blocking the view from one historic property to another historic property

If you have any questions related to the enclosed information or if you require additional information, please contact me at (518) 580-9380 ext. 3650.

Respectfully Submitted,
McFarland-Johnson, Inc.

Jordan Tate

Jordan Tate
Environmental Analyst

c: Robert Leslie, Town of Bethlehem
Andrew Dangler, USACE
Megan Daly, Port of Albany
Steve Boisvert, McFarland-Johnson
David Rosa, McFarland-Johnson

Enclosures: 2019 No Affect Determination Letter
2019 Visual Impact Assessment
2022 Updated Photo Simulations
2022 Video Visualization
Noise Assessment Report and Data

Appendix EE
Updated Photo Simulations

WELCON STEEL THE FUTURE

MARMEN

equinor

PORT OF ALBANY

Appendix FF
Emergency Services Memo

MEMORANDUM

Date: 10 January 2022

To: David Rice
Town of Bethlehem
445 Delaware Avenue
Delmar, NY 12054

From: Envision Architects, DPC
Daria Mallin, AIA

Project Name: ENV#2642101 309 River Rd

Subject: Site Plan Review Comments received 11/17/2021

Dear Mr. Rice,

Thank you for your participation in the discussion on Tuesday 1/4/2022. We feel that the meeting went a long way in helping us understand the Town Building Division's comments related to the fire code. Below, we have listed the comments from your 11/17/2021 email to Rob Leslie with our responses and direction to the requested documents.

1. **Reviewer's Comments.**
   - Per Building Code, Unlimited Area buildings require public ways or yards of not less than 60 feet around the perimeter (BC Sect 507). The applicant will need to address the proximity of the buildings to lot lines and fences in the areas that do not show that 60 feet.
     - **Please see accompanying letter titled "Letter to David Rice Bethlehem Code Official" and supporting "Architectural Drawings". This is the letter we reviewed at the 1/4/22 meeting.**

   - Fire Code, Chapter 5 and Appendix D, requires Fire Apparatus Access roads and Aerial Fire Apparatus Access roads. The applicant needs to provide a site plan delineating the Code compliant Fire Access into the site and around each building on the site.

     - **Please see accompanying overall site plan titled "Fire Code Plan". The green line on this plan indicates a 25' wide, 360-degree access for each building as well as a detailed truck turn template for aerial fire trucks. All surfaces surrounding each building of this project will be comprised of dense graded aggregate with loading capacity to allow movement of extremely heavy equipment loads around the site associated with the manufacturing operations. This Fire Access pathway has been confirmed with Operations for the facility and will have adequate capacity to support the fire service vehicles. All fire accessways will be designated with signage posted at regular intervals around each building.**

envision
ARCHITECTS

52 James Street
Albany, NY 12207

518.462.1848 T
envisionarchitects.com

NYS Certified WBE

MEMORANDUM

- Emergency access into the site is limited. The only gate access shown from Rt 144 entrance is obstructed by parking spaces and islands. This needs to be rearranged to provide easy maneuvering through the gate.
    - **Please see accompanying overall site plan titled "Fire Code Plan". Additional emergency access gates equipped with Knox Boxes are now located on this plan to allow adequate Fire Department access around each building as highlighted in green.**

- Additional Fire apparatus access road with gates are requested. One on the road in from Rt 144 entering near the south side of building A and another from the parking area in between Buildings C & D
    - **Please see accompanying overall site plan titled "Fire Code Plan" indicating the newly located emergency access gates with Knox Boxes.**

- The Access gates shall be sliding and have an approved means of emergency operation (FC503.6)
    - **Sliding gates are being specified and the Knox Box model will be provided to meet the Town of Bethlehem and the Albany Port District requirements.**

- No material storage shall be placed in the required open perimeter area of the buildings nor in the apparatus access road dimensions
    - **The storage material has been removed from the perimeter of the buildings and outside the green highlighted emergency access areas. All fire accessways will be designated with signage posted regular intervals around each building.**

- Fire protection water supply shall comply with all applicable NYS Building and Fire Codes, on site Hydrants shall be less than 600 feet apart around the exterior of the buildings
    - **Please see accompanying document "Fire Flow Demand".**
    - **All exterior building walls are within 600' of proposed hydrants.**

- Emergency Responder Radio Coverage is required (FC510).
    - **Based on our conversation with the Selkirk FD, it is our understanding that radio coverage, while limited, is available.**

- More detail on compressed gas storage and all hazardous materials and operations will be required.
    - **Please see accompanying "Gas Yard & Site Plan" for location of bulk gas storage yard and liquids within the paint kitchen.**
    - **Bulk gas storage is as follows:**
        - **6,000 gal. O_2 Tank**
        - **1,500 gal. Argon Tank**
        - **500 gal. CO_2 Tank**
    - **The Paint Kitchen stores flammable liquid components, paint and setting accelerants, etc. that are not pressurized. These products will be stored inside part of the annex of Building C which is the building where the tower pieces are to be painted. Refer to paint cutsheets for additional information in "Gas Yard & Site Plan".**
    - **The storage layout for these products has also been included on the plan.**

- **Envision has determined that this part of Building C will be type H-3 Occupancy since the liquids will be stored under 15 psi. Therefore we will be specifying a 2 hour separation between this room and the F-2 production area as well as a 1 hour separation between this room and the B occupancy of the remainder of the annex per table 508.4.**

Thank you again for your participation in this discussion.
Please reach out for any further clarifications.

Sincerely,
Envision Architects, DPC

_____

Daria Mallin, AIA
Principal Architect | Managing Partner

McFarland Johnson
Innovative Solutions / Sustainable Results

49 Court Street, Suite 240 • Binghamton, NY 13901
Phone: (607) 723-9421 • Fax: (607) 723-4979
www.mjinc.com

February 23, 2022

Robert Leslie, Director, Department of Economic Development & Planning
Town of Bethlehem
445 Delaware Avenue
Delmar, New York 12054

Re: Port of Albany Marmen-Welcon Manufacturing Facility: 309 River Road Fire Flow

Dear Rob:

As a follow up to the discussions that took place on the 2/17/2022 video conference meeting between representatives from the Town of Bethlehem, Selkirk Fire District, Marmen, Albany Port District, and McFarland Johnson, the following revisions are proposed to the fire protection water supply system that will serve the project site:

1. As detailed in the 1/7/22 letter the required site fire flow requirement is 2,000 gpm, consistent with the provisions of NFPA 1, Section 18.4 – Fire Flow Requirements for Buildings. The estimated fixed building fire sprinkler demand has been revised to account for building systems, that as of the date of this letter, have not been finalized (i.e. spray paint booths), as well as providing protection against shielded fires.

2. The site insurance carrier has not been determined yet, but at the owner and building user's direction the fixed building sprinkler systems have been sized per FM Global Property Loss Prevention Data Sheets.

3. As detailed in the 1/7/22 letter the domestic demand is 20.5 gpm. Because the fire flow demand will be provided by the vertical turbine pumps, it is anticipated that the Town of Bethlehem need only satisfy the plumbing flow demand, which is well below the 1,250 gpm available at the 16-inch water main. A heated enclosure with the required backflow and water metering devices will be provided as previously planned. The domestic water line size may be reduced from the previously planned 10-inch connection to a 4-inch connection.

4. It is proposed that two Vertical Shaft Turbine - Type Pumps are installed over a wet pit that will draw water from the Hudson River as shown on the attached drawing SP-00. The pumps are preliminarily sized at 2,500 gpm each and will provide the necessary flow for the site hydrants as well as the fixed building fire sprinkler demand. The final pump selection will be determined once all the building components are finalized.

5. The fire pumps will be housed in a heated enclosure, consistent with the requirements of NFPA 20 - Standard for the Installation of Stationary Pumps for Fire Protection. Refer to the Figures / images below for interior and exterior views of a similar installation.

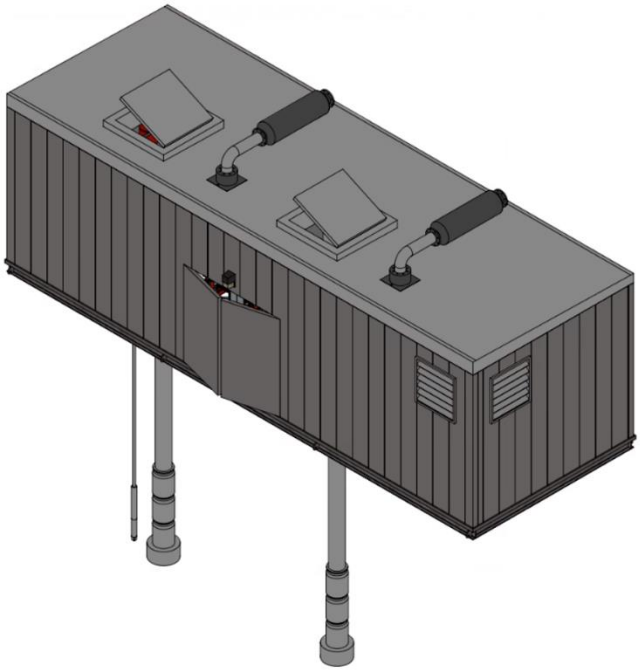


Figure 1 - Fire Pump Enclosure Exterior Detail

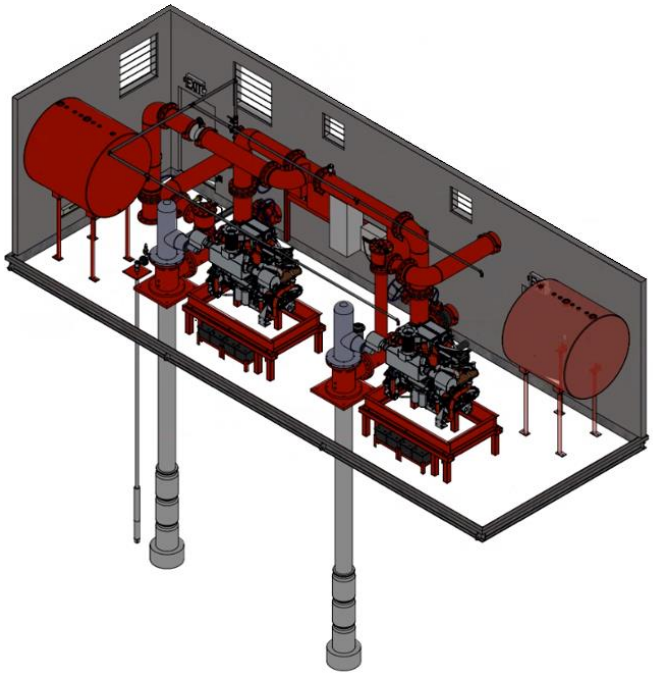


Figure 2 - Fire Pump Enclosure Interior Detail

6. The enclosure will be supported on a concrete foundation with a wet pit right below it. The water for the pit will be provided by the Hudson River. The pit design will be similar to Figure 3 A.7.2.2.2 from NFPA 20, shown below:

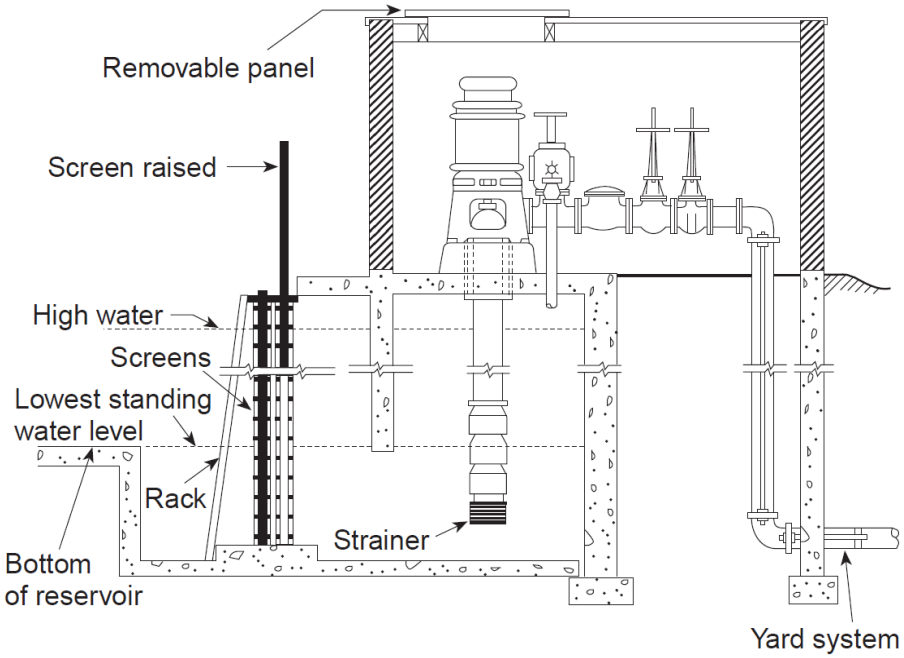


Figure 3 - Vertical Shaft Turbine-Type Pump Installation in a Wet Pit (Figure A.7.2.2.2/NFPA 20)

7. The wet pit inlet will be protected by a pair of vertical screens that will protect the pumps from debris and fish entrainment. The screen will be sized such that the inlet velocity to the wet pit does not exceed the recommended velocities of 0.2 ft/s for a passive pump screen intake or 0.4 ft/s for an active pump screen intake (NOAA - Juvenile Fish Screen Criteria for Pump Intakes).

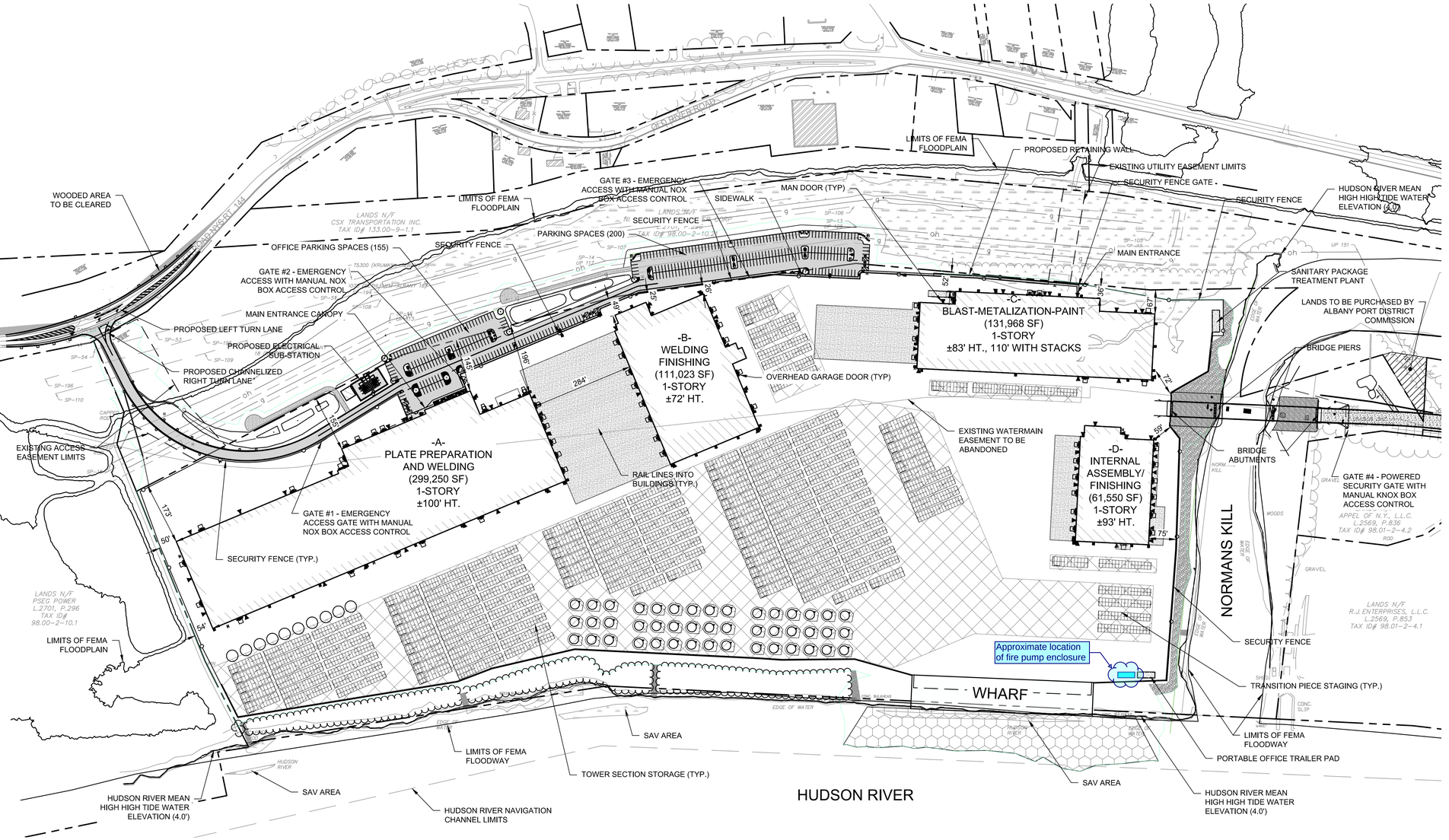
Please advise if the proposed system concept meets with your approval so that a detailed set of plans and specifications may be developed.

If there are any questions, please do not hesitate to contact me at 607-723-9421 x2950, or via email at ppapathomopoulos@mjinc.com.

Sincerely
McFarland Johnson, Inc.

Petros Papathomopoulos, PE
Project Manager

N:\18824.00 POA-Marmen Plant\Communication\14-POA Marmen Plant-Site Fire Flow_pp_2022.02.22.docm



PROJECT DATA

1. APPLICANT / LAND OWNER:
   ALBANY PORT DISTRICT COMMISSION
   106 SMITH BOULEVARDS
   ALBANY, NEW YORK 12205
2. EXISTING ZONING: HEAVY INDUSTRIAL
3. LOT AREA: 81.62 ACRES (3,555,289 SF)
4. BUILDING HEIGHT: - BUILDING A = ±100'
   - BUILDING B = ±72'
   - BUILDING C = ±83', 100' WITH STACKS
   - BUILDING D = ±93'

SITE DATA		
FEATURE	REQUIRED	PROPOSED
MINIMUM LOT SIZE, NONRESIDENTIAL	5 ACRES	81.62 ACRES
MINIMUM FRONT YARD, FROM RIGHT-OF-WAY	100 FEET	840 FT
MINIMUM FRONT YARD, FROM CENTER LINE	125 FEET	N/A
MINIMUM SIDE YARD	25 FEET	25 FEET
MINIMUM REAR YARD	50 FEET	50 FEET
MINIMUM HIGHWAY FRONTAGE	150 FEET	N/A
MAXIMUM HEIGHT	LESSER OF 4 STORIES OR 60 FEET	110 FEET*
MINIMUM LOT DEPTH	200 FEET	2850 FEET
MINIMUM LOT WIDTH	150 FEET	757 FEET
MAXIMUM LOT COVERAGE	30%	17.0%

* WILL REQUEST A VARIANCE

ZONING:

EXISTING: ±81.62 ACRES HEAVY INDUSTRIAL

PROPOSED: ±81.62 ACRES HEAVY INDUSTRIAL

TAX ACCOUNT NUMBERS: 98.00-2-10.23
98.01-2-1

* ENTIRE SITE IS WITHIN 100-YR FLOODPLAIN

PARKING:

1 SPACE FOR EACH 2 EMPLOYEES ON MAXIMUM WORKING SHIFT.

TOTAL EMPLOYEES = 550

REQUIRED:
275 TOTAL SPACES REQUIRED

PROVIDED:
THE LARGEST SHIFT INCLUDES 180 EMPLOYEES WITH THE LARGEST SHIFT CHANGE INVOLVING 320 EMPLOYEES. INDIVIDUAL BUILDING PARKING DEMANDS FROM MARMEN WELCON HAVE BEEN PROVIDED BELOW:

BUILDING A = 168 SPACES
BUILDING B = 87 SPACES
BUILDING C & D = 100 SPACES TOTAL
TOTAL OPERATOR REQUESTED SPACES = 355

355 TOTAL SPACES PROVIDED

ADA SPACES REQUIRED:
PER 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN

REQUIRED (355 SPACE LOT): 8 SPACES FOR TOTAL PARKING 300-400 SPACES
PROVIDED (355 SPACE LOT): 9 SPACES

LEGEND

- PROPERTY LINE
- EASEMENT LIMITS
- DITCH CENTERLINE
- ROADSIDE SWALE
- BUILDING SETBACK
- OVERHEAD DOORS
- MAN DOORS
- PROPOSED BUILDING
- EXISTING BUILDING
- PROPOSED BUILDING FOOTPRINT
- MATERIAL STORAGE AREAS
- WETLAND AREA
- WHARF DREDGING AREA
- PAVEMENT AREA
- CONCRETE AREA
- RIP-RAP WATER EMBANKMENT STABILIZATION

0 150 300 450 FT
SCALE

McFarland Johnson
60 RAILROAD PLACE
SUITE 402
SARATOGA SPRINGS, NEW YORK 12866
P:518-580-9380 F:518-580-9383
SaratogaROM@mjinc.com

PROJECT MILESTONE
FINAL DESIGN PLANS

NO.	DATE	DESCRIPTION

CLIENT: ALBANY PORT DISTRICT COMMISSION

PROJECT: PORT OF ALBANY EXPANSION SITE

ALBANY, NEW YORK

DRAWN	JES
DESIGNED	NSO
CHECKED	AJF
SCALE	1"=150'
DATE	JANUARY 2022
PROJECT	18641.00

FOR REVIEW NOT FOR CONSTRUCTION

DRAWING TITLE
SITE PLAN OVERALL

DRAWING NUMBER
SP-00

N:\18641.00 ALBANY PORT EXPANSION\DRAWINGS\FIGURES\CIVIL\18641.00-GEN-LAYO-FIRE FLOW.DWG

ALBANY PORT DISTRICT COMMISSION

ALBANY-RENSSELAER
106 Smith Blvd.
ALBANY, N.Y. 12202 – (518) 463-8763
FAX NO. (518) 463-8767
EMAIL: portofalbany@portofalbany.us

GEORGETTE STEFFENS
CHAIR, BOARD OF COMMISSIONERS

RICHARD J. HENDRICK
Chief Executive Officer

February 24, 2022

Robert F. Leslie, AICP
Director of Planning
Town of Bethlehem
Department of Economic Development & Planning
445 Delaware Avenue, 2nd Floor
Delmar, New York 12054

RE: Albany Port District Commission – Port Expansion Project
- Selkirk Fire District payment structure

Dear Mr. Leslie:

I am writing on behalf of the Albany Port District Commission (Port of Albany), the applicant in the above referenced project. The APDC has agreed to the terms proposed by the Selkirk Fire District for an annually funded amount to be paid for fire protection services at the Port's proposed tower manufacturing plant on River Road. The Port has agreed to pay the Selkirk Fire District $4,500 per year while the facility is under construction and upon completion and receipt of a Certificate of Occupancy the Port will begin paying $27,500 per year during the remainder of the term of the agreement, ending in 2026. A new agreement will be executed at the end of the initial five-year term.

If you have any questions regarding the agreement, please feel free to contact me.

Sincerely,

Richard Hendrick

Richard Hendrick
Chief Executive Officer