

**COMBINED MITIGATED NOTICE OF FINDING OF NO SIGNIFICANT IMPACT AND NOTICE OF
INTENT TO REQUEST RELEASE OF FUNDS
STATE OF VERMONT**

September 19, 2024

David Atherton, Town Manager
Pittsford Town Office
PO Box 10
Pittsford, VT 05763
Phone: 802-483-6500

The purpose of this notice is to satisfy two separate but related procedural requirements for activities to be undertaken by the Town of Pittsford.

Request for Release of Funds

On or about October 5, 2024, the Town of Pittsford will submit a request to the State of Vermont Agency of Commerce and Community Development (Agency) to release Community Development Block Grants (CDBG) funds under Title I of the Housing and Community Development Act of 1974 (PL93-383) and the National Affordable Housing Act as amended, to undertake a project known as Pittsford Village Farm Adaptive Reuse Project, located at 42 Elm Street in Pittsford, Rutland County, Vermont. The proposed project includes renovation of the existing building, construction of a 540 square foot addition to the main building, new paved and unpaved parking spaces, new concrete walkways and various pads, widening of the existing gravel driveway, new water and sewer hookups, a screened dumpster pad and site drainage. When completed the building will include a community meeting space, a new 26-child childcare center, a cafe space, and two new two-bedroom affordable apartments.

The estimated total cost of the project is approximately \$3,638,946 including approximately \$450,000 in CDBG Funds. Other Federal funding will be provided by other agencies.

To meet HUD regulations a lead based paint risk assessment and possible mitigation must be completed by a licensed contractor prior to renovation, as required by state and federal laws and possible abatement of asbestos containing materials is also required where suspect materials will be impacted during renovations. Window replacement designs must be submitted to the National Park Service and VT State Historic Preservation Office prior to installation. Finally, the VT Fish and Wildlife Services requires the use of standard erosion controls during and after completion of the project to eliminate the risk of impact to nearby aquatic species.

Finding of No Significant Impact

The Town of Pittsford has determined that the project will have no significant impact on the human environment. Therefore, an Environmental Impact Statement under the National

Environmental Policy Act of 1969 (NEPA) is not required. Additional project information is contained in the Environmental Review Record, which will be made available to the public for review either electronically or by U.S. mail. Please submit your request by U.S. mail to David Atherton, Town Manager, Pittsford Town Office, PO Box 10, Pittsford, VT 05763, or via email at manager@pittsfordvermont.com; or by U.S. mail to Environmental Officer, Department of Housing and Community Development, National Life Building, One National Life Drive, Davis Building 6th floor, Montpelier, Vermont 05620, or via email at Grace.Vinson@vermont.gov.

Public Comments

Any individual, group, or agency may submit written comments on the ERR to the Town of Pittsford regarding the use of CDBG funds to David Atherton, Town Manager, Pittsford Town Office, PO Box 10, Pittsford, VT 05763, or via email at manager@pittsfordvermont.com; or by U.S. mail to Environmental Officer, Department of Housing and Community Development, National Life Building, One National Life Drive, Davis Building 6th floor, Montpelier, Vermont 05620, or via email at Grace.Vinson@vermont.gov.

All comments received by October 4, 2024 will be considered by the Town of Pittsford prior to authorizing the submission of a request for release of funds. Comments must specify which Notice they are addressing—the Finding of No Significant Impact or the Request for the Release of Funds.

Environmental Certification

The Town of Pittsford is certifying to the Agency that the Town of Pittsford and David Atherton in his official capacity as Town Manager, consent to accept the jurisdiction of the Federal Courts if an action is brought to enforce responsibilities in relation to the environmental review process and that these responsibilities have been satisfied. The Agency's approval of the certification satisfies its responsibilities under the National Environmental Policy Act and related laws and authorities and allows the Town of Pittsford to use CDBG funds.

Objections to Release of Funds

The Agency will accept objections to its approval of the release of funds and acceptance of the Town of Pittsford's certification for a period of fifteen days following the anticipated submission date or its actual receipt of the request (whichever is later) only if they are on one of the following bases: (a) the certification was not executed by the Certifying Officer David Atherton; (b) the Town has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR part 58; (c) the grant recipient or other participants in the development process have committed funds, incurred costs or undertaken activities not authorized by 24 CFR Part 58 before approval of a release of funds by the Agency; or (d) another Federal agency acting pursuant to 40 CFR Part 1504 has submitted a written finding that the project is unsatisfactory from the standpoint of environmental quality.

Objections must be prepared and submitted via email in accordance with the required procedures (24 CFR Part 58, Sec. 58.76) and shall be addressed to the Environmental Officer at ACCD Grace.Vinson@vermont.gov. Potential objectors should contact the Agency via email to verify the last day of the objection period.