



Office of the County Executive

MONROE COUNTY, NEW YORK

Cheryl Dinolfo
County Executive

October 7, 2016

To The Honorable
Monroe County Legislature
407 County Office Building
Rochester, New York 14614

OFFICIAL FILE COPY
No. <u>160305</u>
Not to be removed from the Office of the Legislature Of Monroe County
Committee Assignment
ENV. & PUB. WORKS

Subject: Approval of the Rose Hill Estates Gates-Chili-Ogden Sewer District Extension

Honorable Legislators:

I recommend that Your Honorable Body approve the Rose Hill Estates Gates-Chili-Ogden Sewer District ("District") Extension.

The District has been requested to include in the District approximately 307 acres located in the Town of Chili along Beaver Road extending 250 feet east of Archer Rd and 1,660 feet west of Archer Road. The northern boundary is adjacent to the CSX railroad tracks and the southern boundary is adjacent to Black Creek. The area consists of twenty-four (24) neighboring properties listed below:

ADDRESS	OWNER	TAX ACCOUNT
1 QCI Drive	100 Beaver Road, LLC	146.03-1-8.005
18 Beaver Road	George C. Peterson Jr.	146.04-1-26
75 Beaver Road	Forest Creek Equity Corp.	159.01-1-3.1
85 Beaver Road	Gates Chili Congregation	146.03-1-19
89 Beaver Road	Forest Creek Equity Corp.	159.01-1-2.1
95 Beaver Road	Wesley M. & Aimee L. Lyon	146.03-1-23
99 Beaver Road	Jordon T. Wood & Lisa Lybik	146.03-1-14
105 Beaver Road	Gary A. & Christine Johnson	146.03-1-22
4 Beaver Road Ext.	Glenn H. Saile & Deborah S. Koster	146.04-1-21
10 Beaver Road Ext.	John L. & Sara Ives	146.04-1-22
12 Beaver Road Ext.	Roy B. & Brenda A. Short	146.04-1-23
14 Beaver Road Ext.	Roy B. Short	146.04-1-24
16 Beaver Road Ext.	George & Joyce A. Morone	146.04-1-25
242 Archer Road	Marion E. Beiesenbach	146.04-1-17
243 Archer Road	Pearl Land Development Corp.	146.04-1-30
244 Archer Road	James H. & Pamela D. Slingerland	146.04-1-16
246 Archer Road	William R. Haniford Jr.	146.04-1-15
248 Archer Road	Timothy Meisenzahl	146.04-1-14
254 Archer Road	Barbara Lee Denigris	146.04-1-12
256 Archer Road	Gayle R. Peters	146.04-1-11
257 Archer Road	David F. & Valerie D. Ketchum	146.04-1-20
268 Archer Road	Jerald & Lorri Patterson	146.04-1-10
274 Archer Road	Nicole L. Leach & Brian C. Leyer	146.04-1-09
275 Archer Road	Chili Avenue Associates, LLC	146.01-1-29

2016 OCT -1 PM 3:28

The District extension is driven by a request from Forest Creek Equity Corporation to develop two (2) parcels with an aggregate area of 176.2 acres for a proposed 161 lot single family residential subdivision entitled Rose Hill Estates, the sanitary sewer to be installed to service the Rose Hill Estates subdivision will include a pump station and force main all of which is to be funded and constructed by the developer.

The proposed District Extension will not require that any funds be expended by the District. The hookup fees per connection will be the same hookup fees as are charged elsewhere in the District. Future capital, maintenance and operation charges will be assessed against the District Extension using the same formula to assess the rest of the District. A map and description for the proposed extension, prepared on behalf of the Town of Chili are on file at the Office of the Clerk of the Legislature.

The specific Legislative actions required are:

1. Subject to the approval and recommendation of the Administrative Board of the Gates-Chili-Ogden Sewer District, adopt a resolution calling a public hearing for the proposed Gates-Chili-Ogden Sewer District Extension and requiring publication of the public hearing in the official publication of Monroe County.
2. Following the public hearing, subject to the approval of the Administrative Board, adopt a resolution finding:
 - a. that the proposed sewerage facility is adequate and appropriate;
 - b. that all of the property and property owners within the Gates-Chili-Ogden Sewer District and Gates-Chili-Ogden Sewer District Extension are benefited thereby;
 - c. that all the property and property owners benefited are included within the limits of the proposed Gates-Chili-Ogden Sewer District;
 - d. that it is in the public interest to establish the Gates-Chili-Ogden Sewer District Extension; and
 - e. that the proposed assessment and allocation of costs of the sewerage facility represent as nearly as may be the proportionate amount of benefit which the several lots and parcels of land situated in the Gates-Chili-Ogden Sewer District will derive therefrom.
3. Following the public hearing, adopt a resolution approving the establishment of the Gates-Chili-Ogden Sewer District Extension subject to the approval of the State Comptroller, if necessary, on the petition.

Environmental assessments were completed for this action and it was determined that there would be no significant effect on the environment.

This proposal will have no impact on the revenues or expenditures of the current Monroe County budget.

I recommend that this matter be referred to the appropriate committee(s) for favorable action by Your Honorable Body.

RECEIVED
OCT 10 2016

3019 001 -1 WK 8: 28

Sincerely,


Cheryl Dinolfo
Monroe County Executive

Schedule A Property Description

"Archer Road/Beaver Road" Sewer Extension

All that tract or parcel of land situated in Part of Town Lot 134 & 135 in East Pultney Tract - John Smith Allotment, Part of Lot 162 & 163, South Gore, E. Pultney Tract, Fitzgerald's Allotment Township 2, Range 1 in the Mill Seat Tract, Phelps & Gorman Purchase Town of Chili, Monroe County, and State of New York, and being more particularly described as follows:

Beginning at the Centerline of Beaver Road right of way (R.O.W.) line and westerly property line extension of 105 Beaver Road, Tax Map # 146.03-1-23 to the centerline of Beaver Road, also being the easterly boundary of the existing "Beaver Road/County Route 127 Sewer Extension", being the POINT OF BEGINNING (P.O.B.); thence,

1. South 85° 37' 46" East a distance of 270.00 feet +/- to a point also being the centerline distance along the existing "Beaver Road/County Route 127 Sewer Extension"; thence,
2. North 02° 22' 14" East a distance of 1860 feet +/- along the westerly boundary of 1 QCI Drive, Tax Map # 146.03-1-8.005 to a point also being along the existing boundary of "Beaver Road/County Route 127 Sewer Extension"; thence,
3. Easterly along the northerly boundary of 1 QCI Drive, Tax Map # 146.03-1-8.005 and 243 Archer Road, Tax Map # 146.03-1-30 a distance of 1390.28 feet +/- to the easterly right of way (R.O.W.) of Archer Road to a point also being along the existing boundary of "The Links at Black Creek Sewer Extension"; thence,
4. South 03° 29' 20" West a distance of 900.00 feet +/- along the easterly right of way (R.O.W.) of Archer Road also along the existing boundary of "The Links at Black Creek Sewer Extension"; thence,
5. North 87° 58' 13" East a distance of 223.63 feet +/- along the northerly boundary of 242 Archer Road, Tax Map # 146.04-1-17 to a point also being along the existing boundary of "The Links at Black Creek Sewer Extension"; thence,
6. South 03° 29' 20" West a distance of 399.40 feet +/- along the easterly boundary of 242 Archer Road, Tax Map # 146.04-1-17, 244 Archer Road, Tax Map # 146.04-1-16, 246 Archer Road, Tax Map # 146.04-1-15, 248 Archer Road, Tax Map # 146.04-1-14, to a point also being along the existing boundary of "The Links at Black Creek Sewer Extension"; thence,

JUL 11 - 3 PM 6:28

Schedule A
Property Description

"Archer Road/Beaver Road"
Sewer Extension

7. North $85^{\circ} 02' 20''$ West a distance of 108.18 feet +/- along the northerly boundary of 254 Archer Road, Tax Map # 146.04-1-12 to a point also being along the existing boundary of "The Links at Black Creek Sewer Extension"; thence,
8. South $04^{\circ} 41' 20''$ East a distance of 398.98 feet +/- along the northerly boundary of 254 Archer Road, Tax Map # 146.04-1-12 to a point also being along the existing boundary of "The Links at Black Creek Sewer Extension"; thence,
9. South $85^{\circ} 02' 20''$ West a distance of 138.87 feet +/- along the southerly boundary of 254 Archer Road, Tax Map # 146.04-1-12 to a point also being along the existing boundary of "The Links at Black Creek Sewer Extension"; thence,
10. South $04^{\circ} 41' 20''$ West a distance of 100.00 feet +/- along the southerly boundary of 274 Archer Road, Tax Map # 146.04-1-09 to a point also being along the existing boundary of "The Links at Black Creek Sewer Extension"; to a point; thence,
11. South $85^{\circ} 02' 20''$ West a distance of 254.32 feet +/- along the southerly boundary of 274 Archer Road, Tax Map # 146.04-1-09 to a point also being along the existing boundary of "The Links at Black Creek Sewer Extension"; thence,
12. South $02^{\circ} 29' 05''$ East a distance of 467.40 feet +/- along the easterly right of way (R.O.W.) of Archer Road and Tax Map # 146.04-1-08 to a point also being along the existing boundary of "The Links at Black Creek Sewer Extension"; thence,
13. Northwestery $R=2905.00'$ +/- a distance of 195 feet +/- across Archer Road right of way (R.O.W.) to a point on the west side of Archer Road R.O.W. also being the southeast property corner of 275 Archer Road, Tax Map # 146.04-1-29; thence,
14. Westerly along the southerly property line of 275 Archer Road, Tax Map # 146.04-1-29 $R=2905.00$ feet +/- a distance of 724.87 +/- feet also being the northerly right of way (R.O.W.) of Beaver Road (County RTE. 127) to the southwesterly property corner of 275 Archer Road and the westerly right of way line of Beaver Road Extension; thence,

FOR THE RECORD

JAN 01 -1 PM 8:28

Schedule A
Property Description

"Archer Road/Beaver Road"
Sewer Extension

15. South $49^{\circ} 49' 36''$ West a distance of 100.97 feet +/- across Beaver Road right of way (R.O.W.) to a point also being the northeasterly property corner of 75 Beaver Road on the southerly right of way line of Beaver Road; thence,
16. South $00^{\circ} 59' 44''$ West a distance of 2423.25 feet +/- along the easterly boundary of 75 Beaver Road, Tax Map # 159.02-1-3.1 to a point; thence,
17. Southwesterly along the centerline of Black Creek a distance of 2673.00 feet +/- along the southerly boundary of 75 Beaver Road, Tax Map # 159.01-1-3.1 to a point; thence,
18. Southwesterly along the centerline of Black Creek a distance of 2373.00 feet +/- along the southerly boundary of 89 Beaver Road, Tax Map # 159.02-1-2.1 to a point; thence,
19. North $87^{\circ} 34' 28''$ East a distance of 406 feet +/- along the southeasterly boundary of 89 Beaver Road, Tax Map # 159.02-1-2.1 to a point; thence,
20. North $02^{\circ} 22' 14''$ East a distance of 2364.50 feet +/- along the westerly boundary of 89 Beaver Road, Tax Map # 159.02-1-2.1 and 105 Beaver Road Tax Map # 146.03-1-23 to the POINT OF BEGINNING (P.O.B.).

BEING 355+/- ACRES

All as shown on plan prepared by D.S.B. Engineers & Architects, P.C., Drawing Title "Proposed Properties to be included in "Archer Road/Beaver Road" Sewer Extension, Project No. 15-0165, dated 10/2016.

RECEIVED
COUNTY CLERK
NOV 10 2016

NOV 01 -1 PM 8:28