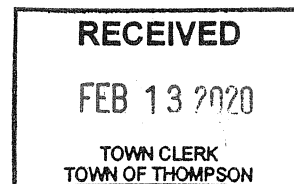


**RESOLUTION OF THE  
PLANNING BOARD OF THE  
TOWN OF THOMPSON  
FEBRUARY 12, 2020**



**GAN EDEN ESTATES**

**SEQR CLASSIFICATION  
AND  
INTENT TO DECLARE LEAD AGENCY**

**WHEREAS** the Town of Thompson, Sullivan County, New York has received site plan and special permit applications together with a Preliminary Site Plan and a full Environmental Assessment Form (EAF) for a project identified as Gan Eden Estates, such application dated January 28, 2020 prepared by PS&S on behalf of Gan Eden Estates ("the Applicant"); and,

**WHEREAS**, the Applicant proposes to construct a 534-unit rowhouse rental community with 2- and 3-bedroom units with the site featuring a community clubhouse, recreational facilities including pool, tennis, playgrounds and trail network; and,

**WHEREAS**, the project is planned with open space, on-site stormwater controls, new private water and sewer service, and private roads; and,

**WHEREAS**, site plan and special permit and approval from the Town of Thompson Planning Board is required along with other permits and approvals from other agencies; and,

**WHEREAS**, the project as proposed consists of construction of 50 units not to be connected (at the commencement of habitation) to existing community or public water and sewage systems including sewage treatment works; **NOW THEREFORE**,

**BE IT RESOLVED THAT**

1. The Town of Thompson Planning Board has reviewed the application materials including the Full EAF and classified the project as a Type I Action requiring a coordinated review with other involved agencies per 6 NYCRR Part 617.4(b)(5)(i)
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2. The proposed project will require the Town of Thompson Planning Board to review and issue site plan and special permit; therefore, the Town of Thompson Planning Board intends to act as Lead Agency for the purpose of conducting the environmental review required by 6 NYCRR Part 617.
3. The Town of Thompson Planning Board will circulate this Resolution of intent together with Part I of the Long Form Environmental Assessment and other application materials including a project description and a site location map to the identified involved and interested agencies to solicit agreement with the Town's declaration of intent to act as Lead Agency for the SEQR review.
4. If no other involved agency responds in writing to the Town of Thompson Planning Board with a desire to act as Lead Agency for the environmental review of the proposed Gan Eden Estates project within 30 days of the date the circulation mailing is conducted, the Town of Thompson Planning Board shall assume Lead Agency responsibilities and conduct the SEQR review.
5. This resolution shall take effect immediately.

Resolution Offered by: Michael Croissant

Resolution Seconded by: Michael J. Hoyt

Resolution Adopted by Voice Vote 5 in favor; 0 opposed

