

APPENDIX I  
 New York State Department of Environmental Conservation  
 Division of Lands and Forests  
 State Land/Easement Project Work Plan  
 for  
 Construction of New Facilities and Expansion or  
 Modification of Existing Facilities  
 Fiscal Year 2022-2023  
 Project # WF 006\_2022

<u>Region/Facility</u>	<u>Project Title</u>
5	Downhill Finish Restrooms

<u>Project Location</u>	<u>Town(s)</u>	<u>County</u>	<u>Management Unit</u>
	Wilmington	Essex	Intensive Use Area

**Description & Justification:**

Project approved in 2022 UMPA for Whiteface Mountain. UMP Section 2 Page 6 #15) has been highlighted and included in this application.

**Materials and Dimensions:**

10 foot by 20 foot precast building to be used as a restroom with on-site wastewater disposal system.

**Trees to be Removed:**

Please see the attached tree count.

**Mitigation of Environmental Impacts:**

Cut and grub trees, seed and mulch disturbed areas, maintain SWPPP controls until stabilized. Project is included in 2022 SWPPP in place for Whiteface Mountain.

**Impacts to Wetlands:**

None.

**Impacts to Rare, Threatened or Endangered Species:**

Work is located below 2800 feet in elevation and will not have an adverse effect on the Bicknell's Thrush. Please see 2022 UMPA Section 4 Page 4 Letter G for information related to protecting the Bicknell's Thrush habitat during construction projects.

**Description of Use of Motorized Equipment or Motor Vehicle, if any:**

Excavator, dump truck, chain saw, UTB

**Other Relevant Considerations**

Project requires Rivers Act permit. Application currently under review by DEC Region 5 Division of Environmental Permits.

**Prepared by (name/title):**

Name: Emma Lamy  
 Title: Sustainability & Environmental  
 Compliance Officer  
 Phone: 518-302-5314

**Date:**

6/2/2022

## OFFICE OF THE COMMISSIONER

New York State Department of Environmental Conservation

625 Broadway, 14th Floor, Albany, New York 12233-1010

P: (518) 402-8545 | F: (518) 402-8541

www.dec.ny.gov

### MEMORANDUM

**TO:** The Record

**FROM:** Basil Seggos

**SUBJECT:** Whiteface Mountain Intensive Use Area Unit Management Plan Amendment

---

The Unit Management Plan amendment for the Whiteface Mountain Intensive Use Area has been completed, and the Adirondack Park Agency has found the Plan to be in conformance with the Adirondack Park State Land Master Plan.

The Plan is consistent with Environmental Conservation Law, and Department Rules, Regulations and Policies and is hereby approved and adopted.



Basil Seggos

*Commissioner*

*New York State Department of Environmental Conservation*

Date: 6/21/22



Department of  
Environmental  
Conservation



**RESOLUTION ADOPTED BY THE ADIRONDACK PARK AGENCY  
WITH RESPECT TO THE  
WHITEFACE MOUNTAIN SKI CENTER INTENSIVE USE AREA UNIT  
MANAGEMENT PLAN AMENDMENT  
May 12, 2022**

WHEREAS, section 816 of the Adirondack Park Agency Act directs the Olympic Regional Development Authority (ORDA) and the Department of Environmental Conservation (DEC) to develop, in consultation with the Adirondack Park Agency, individual management plans for units of land classified in the Adirondack Park State Land Master (APSLMP) and requires such management plans to conform to the guidelines and criteria of the APSLMP; and

WHEREAS, in addition to such guidelines and criteria, the APSLMP prescribes the contents of unit management plans and provides that the Adirondack Park Agency will determine whether a proposed individual unit management plan complies with such guidelines and criteria; and

WHEREAS ORDA has prepared a proposed final amendment to the 2004 unit management plan for the Whiteface Mountain Ski Center Intensive Use Area (2004 Plan), dated March 2022 (Proposed Final 2021 Amendment); and

WHEREAS, this action is a Type I action pursuant to 6 NYCRR Part 617 and 9 NYCRR 586 for which ORDA is the lead agency and the Department of Environmental Conservation is an involved agency; and

WHEREAS, ORDA prepared a Negative Declaration for the Proposed Final 2021 Amendment; and

WHEREAS, the action modifies elements of the 2018 Amendment to the 2004 Plan in response to new opportunities arising from the siting of the recently completed Legacy Lodge and the opportunity to host the 2023 World University Games; and

WHEREAS, the action consists of the installation of a new ski lift between the Bear Den area and the area around Legacy Lodge, widening 8 existing ski trails with a total area of 9.4 acres, construction of 3 new connector ski trails totaling 0.25 miles, and construction of a 25' x 70' expansion of the existing NYSEF building; and

WHEREAS, two previously approved trails that are not yet constructed (88 and 89) totaling 0.32 mile are no longer proposed; and

WHEREAS, ORDA has consulted with a trail design professional to create a master plan for hiking and biking at the facility which includes new and improved summer use trails; and

WHEREAS, summer use trail development will be consistent with new Trail Design Guidance currently under development with the Trail Stewardship Working Group; and

WHEREAS, ORDA provided a public draft of the 2021 Amendment for information during the October 2021 Agency meeting and accepted public comments on the draft for public review between October 27 and December 8, 2021; and

WHEREAS, following review of comments received on the draft plan sixteen different changes were made which can be found in Exhibit 12 “Errata” of the Proposed Final Draft of the 2021 Amendment; and

WHEREAS, ORDA presented the Proposed Final Draft of the 2021 Amendment during the March 2022 Agency meeting and the Agency established a public comment period on conformance of the Proposed Final 2021 Amendment with the APSLMP, which ran from April 11 through May 11, 2022; and

WHEREAS, the Agency received 10 written comments during the public comment period regarding the Proposed Final 2021 Amendment; and

WHEREAS, four primary themes emerged from the public comments which were concerns for the constitutionality of the ski trail changes, concerns for the constitutionality of the summer use trail proposal, concerns about how the proposal reflects New York’s commitment to fight climate change, and concerns about how ORDA intends to manage access for uphill ski access; and

WHEREAS, ORDA has been responsive to public concerns regarding constitutionality during the UMP review process and has made reasonable changes to the plan that address those concerns following the first round of public comments; and

WHEREAS, ORDA continues to lead the ski industry with climate initiatives as exhibited by their policies and power supply options; and

WHEREAS, ORDA has upheld its commitment from the 2018 Amendment to “conducting an evaluation and assessment of current mountain biking use on Whiteface to develop goals and objectives for future mountain biking at the facility”; and

WHEREAS, the Agency has considered the foregoing recitals, the Proposed Final 2021 Amendment, the April 2022 Memorandum from the Deputy Director Planning to the Executive Director, APA staff’s May 12 presentation, public

comment, and the deliberations of Agency Board Members and Designees at the Agency's May 12, 2022, meeting.

**NOW, THEREFORE, BE IT RESOLVED**, that pursuant to Section 816 of the Adirondack Park Agency Act, the Adirondack Park Agency finds the Proposed Final 2021 Amendment to the 2004 Whiteface Mountain Unit Management Plan, dated March 2022, conforms with the guidelines and criteria of the Adirondack Park State Land Master Plan; and

**BE IT FINALLY RESOLVED**, that the Adirondack Park Agency authorizes its Executive Director to advise the Commissioner of Environmental Conservation and the President and Chief Operating Officer of the Olympic Regional Development Authority of the Agency's determination in this matter.

Ayes: Andrea Hogan, Brad Austin, Joe Zalewski, John Ernst, Dan Wilt, Matt Tebo, Zoe Smith, Mark Hall

Nays: None

Abstentions: Arthur Lussi

Absent: Kenneth Lynch

No trail construction will occur until DEC has finalized the comprehensive review of applicable trail construction policies. All proposed trail work will be reviewed in accordance with that policy, and final siting and design must be approved through the updated Work Plan process.

13. Expand NYSEF Building – NYSEF is proposing to construct a 25-foot by 70-foot, two floor addition to the north side of their existing building in the base lodge area.

14. Install Electric Vehicle (EV) Chargers – ORDA has installed three (3) dual port charging units in the open parking area adjacent to the Bear Den Mountain Trailhead and desires to install additional EV Chargers in the River Lot. Project specifics shall be outlined through the Wild, Scenic and Recreational Rivers Act permit required by DEC. ORDA supports EV usage and wants to encourage those with electric vehicles to come to Whiteface Mountain.

15. Install Prefabricated Freestanding Restroom – an approximately 10 feet by 20 feet precast concrete restroom building will be installed adjacent to the Timing Building and replace the existing outhouse building. The building will house two toilet rooms served by non-potable snowmaking water and a proposed onsite wastewater treatment system. The exterior of the building will employ stained concrete form liner patterns to simulate a stone and/or clap board siding.

#### C. Projected Use

The actions proposed in this UMPA are intended to better distribute skiers on the mountain and not necessarily to significantly increase the levels of use at Whiteface.

See section IV.B of the 2018 UMPA for a discussion of attendance numbers and projected future use.

#### D. Actions Approved in Previous UMPs which are Part of this UMP Amendment

The status of all pre-2018 UMPA management actions remain the same as they were in the 2018 UMPA. Per section 1 above, some of the new management actions in the 2018 UMPA have been completed and other actions approved in the 2018 UMPA are no longer proposed. **Table 1, Status of Management Actions, in Exhibit 1** has been updated to reflect changes in the status of previously approved actions and to include the new 2021 management actions.

SEQRA Dates

Public Draft UMPA: 13 October 2021

Public Draft UMPA Comment Period Start: 27 October 2021

Public Draft UMPA Comment Period End: 08 December 2021

Final Proposed UMPA: 02 March 2022

SEQRA Findings Issued Date: 01 March 2022

APA Resolution Passed: 12 May 2022

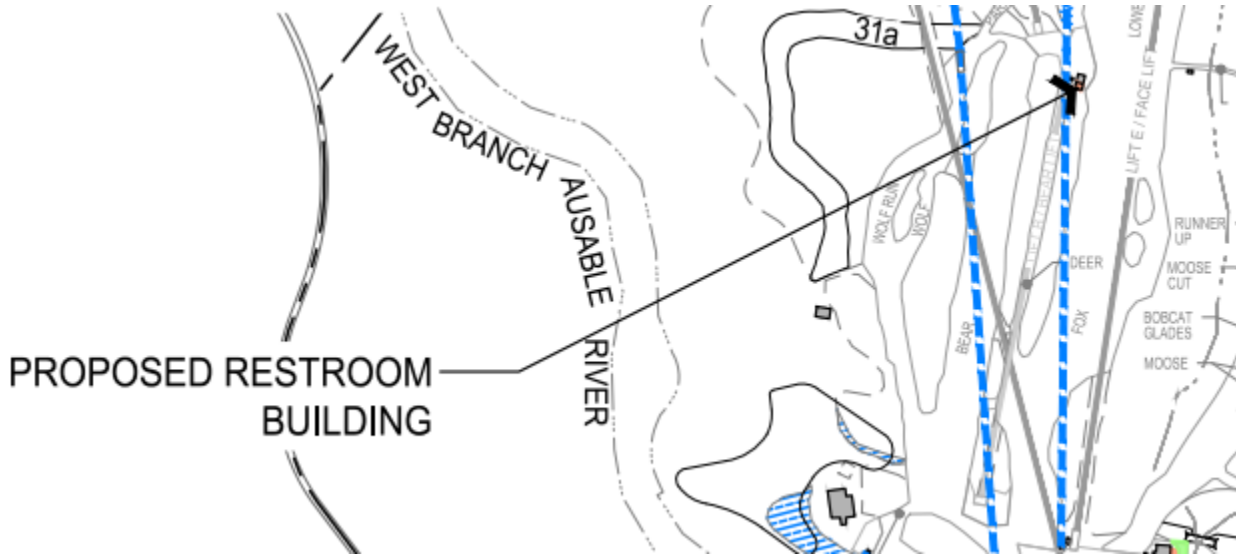
Final Approval and Commissioner's Signature: 21 June 2022

Tree Count

<u>Tree Species</u>	<u>4"-10" diameter</u>	<u>10"-16" diameter</u>	<u>&gt; 16"diameter</u>
Maple	1		
Beech	8	2	3
Ash			
Total by size	9	2	3
Total Trees	14		

Proposed Construction

Restroom Building	Install a 2-toilet precast concrete restroom building, approx. 10'x20', adjacent to the timing building, including on-site wastewater disposal system and non-potable snowmaking water.	New Action Item, 2021 UMP amendment
-------------------	---	-------------------------------------



Mountain Location

