

State Environmental Quality Review
NEGATIVE DECLARATION
Notice of Determination of Non-Significance

Project: Tech Park New Feeder

Date: March 17, 2025

This notice is issued in accordance with Article 8 (State Environmental Quality Review Act) of the Environmental Conservation Law and its implementing regulations at 6 NYCRR Part 617 and 21 NYCRR LXXXI 10052.

The Long Island Power Authority (LIPA) has determined based on information provided by PSEG Long Island and the Environmental Assessment Form Parts 1, 2, & 3 prepared by PSEG Long Island that the Proposed Action described below will not have a significant adverse impact on the environment and a Draft Environmental Impact Statement will not be prepared.

Name of Action: Tech Park New Feeder

Location: Extending from the Tech Park Substation and along Carleton Avenue, Court House Drive and Eastview Drive, Hamlet of Central Islip, Town of Islip, Suffolk County, New York

SEQR Status: Unlisted

Conditioned Negative Declaration: No

Proposed Action Description:

The Proposed Action is the installation of one new underground (UG) 13 kilovolt (kV) distribution feeder that will support load growth within the area primarily associated with The Belmont at Eastview development. The Belmont at Eastview development includes a mix of multifamily residential and commercial uses, including rental apartments, age-restricted (senior) condominiums, a market, restaurants, retail, and medical offices. The new feeder will add electric capacity and provide load transfer capability.

The Town of Islip Town Board conducted coordinated review for the Belmont at Eastview development and classified the project as a Type 1 Action. LIPA c/o PSEG Long Island was identified in the associated Environmental Assessment (EA) as the agency to provide electrical connections for the project. Comments were provided by PSEG Long Island during the coordinated review process with regards to potential impacts to be considered for any associated electrical infrastructure installations. As the new UG feeder is not a dedicated feeder solely for this development, this EA is being prepared for LIPA to evaluate potential environmental impacts associated with its installation.

The new feeder will be approximately 2.5 miles in length, and will extend from LIPA's Tech Park Substation, through New York State Department of Transportation (NYSDOT)-owned property, and along Carleton Avenue, Court House Drive, and Eastview Drive (*see* Figures 1 through 6). The feeder

will be installed in new conduit via a combination of open trenching and horizontal directional drill (HDD) with an additional spare conduit also being installed. Six pad-mounted switchgears and 13 manholes will be installed along the feeder route. The feeder will connect into the new pad-mounted switchgears, as well as existing pad-mounted switchgears. The cable will be installed in paved roadways or lots, with the exception of the southeast corner of Carleton Avenue and Court House Drive (*see* Figure 3), the west side of Court House Drive East approximately 1,600 feet north of Court House Drive (*see* Figure 4), and the west side of Carleton Drive approximately 600 feet south of Smith Street (*see* Figure 6), which will be installed in the maintained, grass shoulder. Additionally, one existing approximately 34-foot tall wood distribution pole located at the corner of Carleton Avenue and Clift Street will be replaced with a new approximately 39 foot tall wood pole.

In total, approximately 0.80 acres of ground disturbance will occur for the entirety of the Proposed Action, approximately 0.70 acres of which will be within paved areas (roadway, sidewalk or parking lot areas), and approximately 0.10 acres of which will be within vegetated areas (primarily maintained grass roadside areas).

The Proposed Action will require the clearing of an approximately 200 square foot area located southeast of the Carleton Avenue and Court House Drive intersection to accommodate the installation of a new pad-mounted switchgear (*see* Figure 3). This area consists of mowed turfgrasses and trees. Disturbed soil areas not occupied by the switchgear will be restored with native seed; no new trees will be planted as to not interfere with the new switchgear. An easement will be acquired from Suffolk County for the installation of the new switchgear. An alternate pad-mounted switchgear location is proposed along the west side of Carleton Avenue in the event that easement acquisition and/or associated vegetative clearing needed for its installation adversely impact the project schedule. The alternate switchgear is located within a mowed grass roadside and will not require an easement, or the trimming or removal of trees. Utilization of this alternate switchgear would result in minor reconfiguration of the UG feeder route, as depicted on Figure 3. This modified feeder route would not result in any changes to the ground disturbance quantities referenced in the above paragraph, nor would it present any additional environmental considerations or findings beyond what is evaluated and included within this EA.

SEQRA Findings

Based on a review of the Proposed Action's scope of work in accordance with the requirements of SEQRA, the Short Environmental Assessment Form Parts 1, 2 & 3 ("SEAF") was prepared to evaluate potential impacts of the Proposed Action. The Proposed Action is an "Unlisted" Action as defined by SEQRA.

The SEAF evaluates the effect of the Proposed Action upon land use, natural resources, visual resources and community character, energy use, environmental hazards and human health resources. Key findings are outlined below.

- Feeder installation will be UG. Aboveground infrastructure installations are limited to six pad-mounted switchgears, which occupy a small footprint (approximately 600 square feet) and have a low vertical profile (approximately 5 feet), substantially shorter than existing development in the surrounding area. The addition of the switchgears will not significantly adversely impact the

view shed or character of the existing area. The feeder will be installed UG in areas where existing utilities are present. Therefore, the Proposed Action will not result in any significant adverse visual or land impacts.

- The New York State Department of Environmental Conservation (NYSDEC) regulates activities within wetlands as well as the upland adjacent areas. Regulated adjacent areas extend 100 feet from regulated freshwater wetlands and up to 300 feet from tidal wetlands. It should be noted that new Freshwater Wetland regulations have been implemented by NYSDEC as of January 1, 2025, potentially allowing NYSDEC to assert regulatory jurisdiction over any freshwater wetland, regardless of its size or presence on any NYSDEC map. A NYSDEC previously mapped freshwater wetland is present to the west of the Tech Park Substation and several National Wetland Inventory (NWI) freshwater ponds are located west of the Proposed Action along Carleton Avenue (*see* Figure 7). A field delineation of the previously mapped NYSDEC freshwater wetland to the west of Tech Park Substation was conducted, which determined that the wetland boundary is located more than 100 feet from the Proposed Action and therefore out of jurisdiction. Also, work activities along Carleton Avenue will be located more than 100 feet from the boundaries of the NWI freshwater ponds. Therefore, the Proposed Action is outside of potential jurisdiction for these wetlands even if NYSDEC elects to regulate. As such, the Proposed Action will not have a significant adverse impact on wetlands.
- The Northern Long-eared Bat (NLEB), a state and federally-listed endangered species, was identified as being potentially located in the vicinity of the Proposed Action. A consultation request was submitted to the New York Natural Heritage Program (NYNHP) on March 20, 2024 to obtain additional information on the potential presence/location of the NLEB. NYNHP responded with a letter dated May 14, 2024 (*see* Attachment A) identifying the potential presence of the NLEB within 2 miles of the Proposed Action. NLEBs spend winter hibernating in caves and mines, called hibernacula. They typically use large caves or mines with large passages and entrances, constant temperatures, and high humidity with no air currents. NLEBs roost underneath bark, in cavities, or in crevices of trees during summer. Males and non-reproductive females may also roost in cooler places, like caves and mines. Rarely, the bats have also been found roosting in structures like barns and sheds¹.

The Proposed Action will require approximately 200 square feet of vegetation clearing and tree removals at the southeast corner of Carleton Avenue and Court House Drive, in order to install a new pad-mounted switchgear. This area is located immediately adjacent to Carleton Avenue, a suburban roadway, in an area that undergoes regular mowing and maintenance and therefore unlikely to be utilized by NLEB. However, in order to ensure no potential significant adverse impacts to NLEB, all tree removal activities in this area will be conducted so as to ensure no “take” of the species (6NYCRR Part 182). PSEG Long Island will make efforts to conduct clearing during the hibernation period when bats are not expected to be present (December 1st through February 28th), and will minimize tree clearing to the extent practicable. If this is not feasible, tree cutting will only be conducted during the active season if either: i) a non-jurisdictional determination has been received from NYSDEC indicating that the clearing is not likely to result in “take”, or; ii) within 24 hours of the completion of an emergence survey that has resulted in a determination that bats are not present. In addition, an alternate pad-mounted switchgear location along the west side of Carleton Avenue may be utilized in the event that easement acquisition and/or associated vegetative clearing activities will adversely impact the

¹ <https://ecos.fws.gov/ecp/species/9045>

project schedule. Should this alternate pad-mounted switchgear location be utilized, no tree trimming or removals would be necessary. Therefore, the Proposed Action is not anticipated to have a significant adverse impact on NLEB species or suitable habitat.

No potential for a significant adverse impact on the environment, flora, fauna, community character, or human health has been identified as a result of the Proposed Action. Based on the SEAF and PSEG Long Island's recommendation according to the standards as set forth in SEQRA, the Proposed Action will not result in any significant adverse environmental impacts and a Draft Environmental Impact Statement will not be prepared.

Based on the SEAF and PSEG Long Island's recommendation according to the standards as set forth in SEQRA, the Proposed Action will not result in any significant adverse environmental impacts and a Draft Environmental Impact Statement will not be prepared.

For Further Information:

Contact Person: Erin Gorman, Manager, Environmental Projects and Permitting
PSEG Long Island

Address: 175 East Old Country Road, Hicksville, NY 11801

Telephone Number: (800) 490-0025

E-mail: PSEGLongIslandSEQR@pseg.com

/s/ Billy Raley

Billy Raley
Senior Vice President of Transmission and Distribution, Long Island Power Authority

Dated: March 17, 2025