

PART 1--PROJECT INFORMATION

Prepared by Project Sponsor

NOTICE: This document is designed to assist in determining whether the action proposed may have a significant effect on the environment. Please complete the entire form, Parts A through E. Answers to these questions will be considered as part of the application for approval and may be subject to further verification and public review. Provide any additional information you believe will be needed to complete Parts 2 and 3.

It is expected that completion of the full EAF will be dependent on information currently available and will not involve new studies, research or investigation. If information requiring such additional work is unavailable, so indicate and specify each instance.

Name of Action Steamboat Landing Hotel & Conference Center

Location of Action (include Street Address, Municipality and County)

205 Lakeshore Drive
Canandaigua, NY

Name of Applicant/Sponsor David Genecco

Address 1850 Rochester Road - Route 332

City / PO Canandaigua State NY Zip Code 14425

Business Telephone 585-394-1025

Name of Owner (if different) See Above

Address _____

City / PO _____ State _____ Zip Code _____

Business Telephone _____

Description of Action:

Construction of a 171,500 SF luxury hotel with restaurant, conference space, Spa, pool, and preconference space in place of the approved 163,220 SF hotel previously approved, an increase of 8,280 SF.

The development will consist of:

- 176 hotel room, fractional units, and 'lockouts in place of 138 rooms, an increase of 38 rooms.
- 0 condominiums in place of 9 shown previously.
- Conference space of 9100 SF where 13,230 SF was shown previously, a decrease of 4130 SF.
- The hotel will have 5 floors rather than 6 shown previously however the building height will remain the same: 60 ft.
- The first floor will be raised 18" from that shown previously to accommodate an alternative structural system. The 60 ft. ht. is measured from the raised surrounding grade.
- The hotel footprint will have the same square footage as the approved plan with the east end being approx. 12 ft. longer and the restaurant/conference area being slightly smaller

The parking total will now be 471 spaces rather than 473 shown on the approved site plans, a decrease of 2 spaces

On 9.581 acres, 5.817 acres to be retained by the owner and 3.664 acres to be owned by the City of Canandaigua.