

Organization Town of Champion

Board Planning Board

Date and Time Tuesday, May 9 2006 at 7:30 PM

Place Town of Champion Offices Board Room (rear of building) 10 N Broad St, West Carthage NY

Contact [Peter LaBarge](#) Planning Board Chairman

Minutes

The Town of Champion Planning Board meeting was called to order at 7:30 p.m. by Chairman Peter LaBarge. Attending were members Frank Koster, Frances Brooks, James Surace, Kathryn Smith and Zoning Enforcement Officer David Koster.

The minutes from the April 25, 2006 meeting were read and unanimously approved on a motion by Frances Brooks and seconded by James Surace.

A public hearing for a site plan review for the construction of a 2500 square foot addition to Caskinette-Lofink Ford, Route 26, was held. The addition will be used as a car wash/detail area with the actual installation of equipment to be done by Caskinette employees. No one spoke for or against the proposal. A motion to approve the site plan, with the provision that the water department inspect the connections, was made by Frances Brooks and seconded by Frank Koster. The motion passed unanimously.

John Bruce and Karen Bruce, State Route 3, inquired as to the requirements for the construction of a garage for their wrecker service which they had conducted for many years. They were advised to apply for a site plan review including relevant information including but not limited to a copy of the tax map, number of employees, number of vehicles. A review by Jefferson County Planning would be required. The property is located in the RC zone.

Steve Henri appeared with his attorney Bob Slye regarding the stop work order issued by Zoning Enforcement Officer Koster. The steel roof being installed is not what was approved by the board; however, Mr. Henri's contractor told him this roof would save money. Mr. Slye submitted three photographs showing the same type of roofing on buildings in the same area as Mr. Henri's and requested a waiver of requirements under Section 525 (b) of the zoning law. Mr. Koster explained that he would discuss the matter of the stop work order with the town attorney and contact Mr. Slye with his determination. Mr. Henri and Mr. Slye will attend the board's next meeting for a decision on the requested waiver. They also plan to submit an application for a minor subdivision on this same parcel.

A copy of the engineering report from Kris Dimmick, P. E., Bernier, Carr & Associates, on the Patriot Estates Subdivision was provided each member. The board agreed to invite Mr. Dimmick to its next meeting for an in-depth review of the items noted.

Chairman LaBarge advised the board that the town has adopted a law for the town to bill applicants for expenses incurred during a site plan review.

A packet of information regarding the development of wind energy was provided each member. The town board is anticipating a six-month moratorium on the installation of windmills to allow time for planning board input.

Four CCS students attended the meeting.

Peter LaBarge made a motion to adjourn the meeting. Kathryn Smith seconded the motion. The meeting adjourned at 8:15 p.m.

Respectfully submitted,
Kathryn Smith
Secretary