

Organization Town of Champion

Board Planning Board

Date and Time Tuesday, January 25 2011 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 LaBarge. Present were members Kathryn Smith, James Surace, Frances Brooks, and Steve Eddy.

Chairman LaBarge made a motion, seconded by Frances Brooks, to dispense with the reading of the minutes and accept them as presented. The motion passed unanimously.

A public hearing for a minor subdivision of 40.59 acres on Cole Road by James Uhlinger was held. While no one spoke in opposition to the proposal, Joe Millard stated that he felt that the proposed assisted living facility was greatly needed and would be an asset to the community. Mr. Uhlinger plans to subdivide 8.68 acres from the 40.59 for the construction of an assisted living facility. A motion to approve the subdivision was made by Kathryn Smith and seconded by Steve Eddy. The motion passed unanimously.

A public hearing for a site plan review for the construction of Long Falls Baptist Church to be located on State Route 26 was held. Church member Chris Bamberg and Michael Gates indicated they favored the project. Neighbor Michael Lewis expressed his concerns regarding the drainage and the possibility of it running onto his property; increased traffic with the 55 mph speed limit and the location of the signage for the church. He was advised that most of the water will be taken care of onsite and any overflow would flow to the DOT right-of-way; the plans have been approved by DOT and should any changes to the speed limit be necessary, they would be made by the State of New York. He was also advised that signage for the church had not be approved but will require a separate permit. Mr. Currier advised that the State Department of Parks and Recreation is requiring an archeology study which cannot be completed until spring. The question of adequate maneuvering space for emergency vehicles was addressed which Mr. Currier will resolve with the West Carthage Fire Department.

A motion to approve the site plan was made by Chairman LaBarge and seconded by James Surace contingent on the following: 1. Approval from the NYS Department of Parks and Recreation following the archeology study; and, 2. Plans for emergency vehicles to enter and exit as approved by the West Carthage Fire Department. The motion passed unanimously.

Representatives from Nelson Associates presented their plans for the storm water protection plan for the Meadowbrook Terrace Assisted Living Facility and will provide one to the town engineer. They advised that as a result of the county planning board meeting, the signage must be 10' from the right of way and that any further changes will be modified according to the town's requirements. Chairman LaBarge advised that three minor corrections were made to their environmental assessment. On a motion made by Chairman LaBarge and seconded by Kathryn Smith, the board voted to require this facility to adhere to the provisions of Section 610 B (1) of the town's zoning law which requires one parking space for each 200 sq ft of gross floor area or one for each 3.5 seats, whichever is greater. The motion passed 4-1, Steve Eddy dissenting.

Engineer Steven Olmstead presented an application for site plan approval for the construction of the Carthage Mennonite Church on County Route 45. Additional information regarding signage, storm water management plan, number of parishioners and parking will be addressed at the February 8 meeting, as well as the environmental assessment.

The next meeting will be held Tuesday, February 8, 2011.

A motion to adjourn was made by Chairman LaBarge, and seconded by Steve Eddy. The meeting adjourned at 8:17 p.m.

Respectfully submitted,
Kathryn Smith,
Secretary