

Organization Town of Champion

Board Planning Board

Date and Time Tuesday, February 14 2017 at 4:00 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

TOWN OF CHAMPION PLANNING BOARD

TO: Members of the Town Board; Members of the Planning Board; Christina Vargulick, Town Clerk; Peter LaBarge, ZEO, ZBA, and Timothy Farley, Town Attorney

FROM: Christina Vargulick, Secretary

DATE: February 15, 2017

RE: Minutes of February 14, 2017 meeting

The Town of Champion Planning Board met in regular session on Tuesday, February 14, 2017 at the Town of Champion Municipal Building, 10 North Broad Street, West Carthage. Present were P. LaBarge, F. Brooks, K. Mix, and J. Surace. F. Metzger was absent.

Chairman LaBarge called the meeting to order at 4:03pm.

Motion by F. Brooks, seconded by J. Surace to dispense with the reading of the minutes from January 24, 2017 and to approve the minutes as presented. Ayes-4, Nays-0. Motion carried.

Proof of notice having been furnished, the public hearing on the site plan for a proposed restaurant at 32620/624 (parcel no. 76.06-2-76) was called to order by Chairman LaBarge at 4:04pm. No one from the public spoke for or against the proposed action. All persons desiring to be heard, having been heard, the hearing was closed at 4:04pm.

Chairman LaBarge shared a letter from Woolworth Memorial Church advising that it would not allow parking on church property for the proposed restaurant's staff or customers.

Motion by F. Brooks, seconded by K. Mix to approve the site plan review for a restaurant at 32620/624 NYS Route 26 (parcel no. 76.06-2-76) without conditions.

Proof of notice having been furnished, the public hearing on a minor subdivision of parcel no. 85.08-1-21.17 was called to order by Chairman LaBarge at 4:18pm. No one from the public spoke for or against the proposed action. All persons desiring to be heard, having been heard, the hearing was closed at 4:18pm.

Motion by P. LaBarge, seconded by F. Brooks to issue a declaration of negative environmental impact for the proposed subdivision of parcel no. 85.08-1-21.17. Ayes-4, Nays-0. Motion carried.

Motion by K. Mix, seconded by J. Surace to approve the minor subdivision of parcel no. 85.08-1-21.17 as presented. Ayes-4, Nays-0. Motion carried.

Shawn Tripp advised the Board that he has purchased parcel no. 76.00-2-79. Mr. Tripp stated that he would like to construct an eighty (80) apartment unit on the 9.60a parcel. The Board consulted the zoning law and determined that the parcel is in a rural corridor zone which requires a site plan review for multi-family dwellings. Section 535-D of the Town Zoning Law sets the maximum density for multi-family dwellings at six (6) units per acre. Based on the size of the lot, the maximum number of dwelling units is 57.60 units. Chairman LaBarge recommended that Mr. Tripp submit a site plan application and sketch plan of proposed construction for the Board's review prior to engineering the project.

Motion by P. LaBarge, seconded by J. Surace. to adjourn. The meeting adjourned at 4:25pm.

Christina Vargulick
Christina Vargulick
Secretary

