

Organization Town of Champion

Board Planning Board

Date and Time Tuesday, September 12 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: September 13, 2017, 2017

RE: Minutes of September 12, 2017 meeting

The Town of Champion Planning Board met in regular session on Tuesday, September 12, 2017 at the Town of Champion Municipal Building, 10 North Broad Street, West Carthage. Present were P. LaBarge, F. Brooks, F. Metzger, K. Mix, and J. Surace.

Chairman LaBarge called the meeting to order at 4:00pm.

Motion by P. LaBarge, seconded by J. Surace to dispense with the reading of the minutes from August 15, 2017 and to approve the minutes as presented. Ayes-5, Nays-0. Motion carried.

Michael Lundy, representing Lundy Development, reviewed his proposal for a minor subdivision of parcel no. 85.12-1-17. Mr. Lundy explained that the company intends to move their business office to Watertown and seeks to subdivide the property to separate the offices located on NYS Route 126 from the storage building also located on the property. The intent is to sell the office building to the Long Falls Baptist Church.

Board members reviewed the short form SEQR and concurred that there were no significant environmental impacts. Motion by F. Brooks, seconded by F. Metzger to issue a declaration of negative environmental impact for the proposed subdivision of parcel no. 85.12-1-17. Ayes-5, Nays-0. Motion carried

Proof of notice having been furnished, the public hearing on minor subdivision of parcel no. 85.12-1-17 was called to order by Chairman LaBarge at 4:03pm. Scott Britton spoke in favor of the proposed project. No one spoke in opposition. All persons desiring to be heard, having been heard, the hearing was closed at 4:03pm.

Mr. Lundy, representing the Long Fall Baptist Church, submitted and reviewed the site plan map to change the use of the parcel previously subdivided from parcel no. 85.12-1-1-17 from a business office to a church. The Board concluded that there is sufficient parking. The site plan detailed the division of utilities on the parcel to provide water, septic and electricity to both parcels.

Proof of notice having been furnished, the public hearing on an application for a proposed site plan for parcel no. 85.12-1-17 was called to order by Chairman LaBarge at 4:04pm. Scott Britton spoke in favor of the proposed site plan. No one spoke in opposition. All persons desiring to be heard, having been heard, the hearing was closed at 4:04pm.

Chairman LaBarge explained that the site plan has been sent to the Jefferson County Planning Board for review. Formal action on the proposed site plan will be taken by the Town Planning Board pending receipt of the comments from the County Board.

Scott Britton presented a minor subdivision application for parcel no. 85.08-1-21.11. Mr. Britton proposed subdivision 12.88ac from the original parcel. The Board requested that the survey map detail the entirety of the original parcel to clarify the subdivision.

Board members reviewed the short form SEQR and concurred that there were no significant environmental impacts. Motion by J. Surace, seconded by F. Metzger to issue a declaration of negative environmental impact for

the proposed subdivision of parcel no. 85.08-1-21.11. Ayes-5, Nays-0. Motion carried

Motion by P. LaBarge, seconded by F. Brooks to schedule a public hearing on the minor subdivision of parcel no. 85.08-1-21.11 on September 26, 2017 at 4:00pm. Ayes-5, Nays-0. Motion carried.

Ben Mangan, representing Mosherdale Dairy LLC, presented a minor subdivision of parcel no. 93.00-1-28.1. Mr. Mangan intends to purchase approximately 18ac of vacant farmland that he already uses to pasture cows. The Board had no negative comments regarding the proposal. Chairman LaBarge advised Mr. Mangan that the Board would defer formal action until the property survey has been completed. Chairman LaBarge noted that the parcel has no road frontage and advised Mr. Mangan that Board approval would be contingent upon the subdivided parcel being joined to parcel no. 93.00-1-28.21 which Mr. Mangan owns.

Motion by P. LaBarge, seconded by J. Surace to adjourn. The meeting adjourned at 4:26pm.

Christina Vargulick
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Secretary