

**Minutes of the Parish Town & Village Planning Board
And Conservation Advisory Council
Parish Village Gym
February 25, 2013 at 7 PM**

Public Hearing-Placid Properties Inc. Subdivision (#174.17-1-1)

The public hearing on the Placid Properties Inc. subdivision was opened at 7:00 pm. Tim O'Brien from Bohler Engineering was present to provide maps and give information regarding the 2-lot subdivision. Chairman Scriber asked for comments from those present. Hearing none, the public hearing was closed at 7:02 pm.

Regular meeting was called to order by Chairman Scriber at 7:02 pm.

Roll Call was called:

Present:	Paul Gage	Kevin Dwyer (arrived at 7:20 pm)
	Fred Swartz	Pat French
	Bill Scriber	Linda Paul, clerk
Excused:	Bob Chambers	

Reading of the Minutes

Minutes for Regular Meeting on January 28, 2012

A motion was made by Paul Gage and seconded by Fred Swartz to accept the minutes. Motion carried.

Communications

- Letter from Had Fuller
- *Nuggets & Nibbles* from Cornell Local Roads Program

Reports of Committees

Bob Chambers—Excused

Paul Baxter—Paul reminded board members of the conference on March 28, 2013. Forms should be turned in to the town clerk.

Codes Enforcement Officer—Absent. A written report was provided.

New Business

- **Placid Properties Inc. Subdivision (#174.17-1-1)**
Tim O'Brien provided the necessary maps and paperwork. The SEQR had been completed at the January 28, 2013 meeting. A motion was made by Paul Gage to approve the Placid Properties Inc. subdivision. Fred Swartz seconded the motion. Motion carried. Fee was collected. Clerk will send the decision letter.
- **Resolution for Boundary Line Change (#174.17-1-2)**
Chairman Scriber stated that the boundary change must allow lots to be compliant with regulations and meets and bounds must be provided. Tim O'Brien provided the necessary information. A motion was made by Fred Swartz and seconded by Paul Gage to allow the boundary change per the legal description provided and that this be added to Parcel 1 of the Placid Properties Inc. subdivision. Motion carried.
- **Moore Campground Site Plan (Lot 2 Hong Kong Rd., #137.00-01-02.02)**
Terry and Tammy Moore were present to make the proposal. They provided a sketch of the plan. The site consists of 30 acres and the project would occur in 3 stages.

Phase 1 would include 50 campsites, office, playground, a pond and other initial areas. Phases 2 and 3 would each add another 50 campsites. Terry Moore stated that Phases 2 and 3 might be changed as septic lines may alter the plan. Discussion ensued regarding lot size, secondary access, wells, and dump stations. Chairperson Scriber suggested that a meeting be held with the CEO to discuss minimum requirements for a campground so that it can be constructed to code. Chairperson Scriber will contact the CEO. A finalized site plan request could be presented at the Planning Board meeting in March and a public hearing could be held in April.

New Business

- **Preliminary Review of Primax Properties Inc. Dollar General Site Plan (Co Rt 26 & St Rt 69, #174.17-1-1)**

Tim O'Brien presented detailed information regarding the site plan. The revised plan eliminated State Route 69 access to the site, altered the loading zone area, and changed the building entrance. Signage may require a waiver. Discussion ensued regarding drainage, electrical supply, sewer connection, landscaping, and other issues. A motion was made by Paul Gage to schedule a public hearing for March 25, 2013 at 7 pm on the site plan for Dollar General proposed by Primax Properties Inc. Pat French seconded the motion. Motion carried. Clerk will post the hearing.

General Discussion

- Pat French expressed concerns regarding parking and traffic safety at the snowmobile business on Main Street. Chairman Scriber stated that a complaint would have to be filed with the DOT as this is beyond what the Planning Board is authorized to do.
- Pat French asked about the status of the Subway coming to the gas station. Chairman Scriber stated that there has been no notification to the CEO or the Planning Board. No site plan has been submitted.
- Fred asked about the status of the Biospherix purchase of the elementary school property. Mayor Heagle said that the deal should be closing soon.
- Kevin Dwyer mentioned that an antique and book store may be opening at the Catholic church site. Chairman Scriber stated that a site plan would be necessary.

Agenda for March 25, 2013

Public Hearing on the Primax Properties Inc. Dollar General Site Plan-7 pm
Unfinished Business—Moore Campground Site Plan, Review
New Business—Primax Properties Inc. Dollar General Site Plan, action

Adjournment

A motion was made by Paul Gage to adjourn the meeting. Pat French seconded. Motion carried. Meeting was adjourned at 8:30 pm.

Respectfully submitted,

Linda A. Paul, clerk