

**Cattaraugus County Planning Board  
October 25, 2018**

**PLANNING BOARD MEMBERS PRESENT:** Charles Couture, Chairman  
Paul Mager, Vice Chairman  
Michael Zaprowski, Secretary  
Florence Fuller, Assistant Secretary  
Robert Keis  
Kathy Ellis  
Andrea Mellon  
Al Ormond  
David McCoy  
Mark Smith

**PLANNING BOARD MEMBERS ABSENT:** John Sayegh  
James Valent  
Tina Abrams

**PLANNING DEPARTMENT STAFF:** Crystal Abers, Director  
Paul Bishop, Planner  
Kate O'Stricker, Development Specialist

**GUESTS:** Halley Kottwitz - Southern Tier West Regional Planning and Development Board. Presentation on "Loans and Financing for Small Businesses"  
Dan Newbury - Town of Carrollton  
Scott Johnson - Invenenergy

Charles Couture, Chairman, called the meeting to order at 7:15 pm.

**1.0 APPROVAL OF MINUTES**

*Al Ormond moved with a second from Florence Fuller to accept the minutes from the September 27, 2018 meeting. Motion was carried.*

**Resignation from Florence Fuller** - 23 Years of service on the County Planning Board. Thank you Florence!

**Resignation from John Sayegh** - many years of service on the County Planning Board. Thank you John!

Introduction - Dan Newbury, Town of Carrollton, is interested in the open board seat. County Board approved asking the Legislature to be appoint him to the County Planning Board

## **2.0 NEW BUSINESS**

### **2.1 General Municipal Law Section 239 (l) & (m) Referrals**

#### **2.1 a. Village of Little Valley - Special Use Permit and Site Plan Review - 201 Rock City Street**

There was much discussion concerning the entrance from 4<sup>th</sup> St. and the exit on Rock City St. (State Route 353), traffic flow through the site, parking and removal of sidewalks to accommodate parking spaces. It was decided more information was needed before a decision can be determined.

- TAX MAP NO'(S): 54.072-5-1
- SEQR: Unlisted Action - Short EAF submitted
- AG DATA STATEMENT: N.A.
- FLOODPLAIN: No
- WETLANDS: No
- ARCHAEOLOGICAL SENSITIVE AREA: No
- PUBLIC HEARING: Not yet scheduled

**STAFF RECOMMENDATION:** return as an incomplete referral and require the applicant to provide engineering drawings showing such things as the layout of the driveway and parking spaces, sidewalks, stormwater control, landscaping, and lighting.

*Al Ormond moved with a second from Andrea Mellon to return to the municipality asking for more information and engineering drawings. Motion Carried*

### **2.2 Environmental Reviews**

#### **2.2 a. Lead Agency Request - Salamanca City School District - Approval of Inter-Municipal Agreement to Sublease Veterans Memorial Park and Acquisition of Properties**

*Mike Zaprowski moved with a second from Paul Mager to accept Lead Agency Request Motion Carried*

#### **2.2 b. Lead Agency Request - Town of Portville for Solar Farm**

*Bob Keis moved with a second from Paul Mager to accept Lead Agency Request. Motion Carried. David McCoy abstained*

**2.3 Intergovernmental Reviews:** None**3.0 OLD BUSINESS:** None**4.0 REPORTS / OTHER BUSINESS****4.1 Chairman's Report**

Chairman Couture reports that deer are on the move. We need to be careful with the number of deer out there this time of year.

**4.2 Department Reports****4.2 a. Director's Report**

Crystal Abers: there is an application available for a Municipal Matching Grant Program which is a new grant through our office where municipalities can apply for matching funds for grants they receive. Part of the approval process is to be approved by the County Planning Board to ensure that their project is in line with our mission and the County's Comprehensive Plan.

The Town of Ashford applied for \$18,750 for a boat launch. It was reported that this fits into Goals #1 and #4 of the Cattaraugus County Comprehensive Plan and also will accomplish one of the goals of the Community Development Plan Initiative.

*Mike Zaprowski moved with a second from Al Ormond to approve grant application for Town of Ashford. Motion Carried. Andrea Mellon Abstained*

**4.2 b. Comprehensive Plan Implementation (Goals Referenced)**

Community Revitalization: (Goal #6): No New Applications

County Trails: (Goal #8): Snowmobile trail clubs are meeting monthly now. Trails open on the 19<sup>th</sup> of December. There is a new trail from Rushford into Cattaraugus County. Working on prioritizing active trails that will be GIS'd for the ARC grant.

Land Bank: (Goal #6): Offer on 421 Court Street with a low/mod income family to purchase.

RFP is out for the complete asbestos demo. Another RFP will go out for another 6 properties to demo as well.

ARC Community Development: (Goal #4): See Above

**4.2 c. Census 2020:** Paul will work with the County Attorney to see if the Legislature needs to pass a resolution to name the County Planning Board the Complete County Committee.

Public Oath and Officer Affirmations: Appointed at the end of July were Charles Couture, Paul Mager and David McCoy.

#### **4.3 STW Report:**

Bob Keis reported that the Comprehensive Economic Development Strategy (CEDS) is posted on-line at the STW website for review.

State Archives and Records - Grant for municipalities. There are 40 communities that have said they are interested in the program.

November 7<sup>th</sup> Southern Tier West BOCES Center, Salamanca and November 8<sup>th</sup> at JCC Jamestown Campus: Training on Minute Taking for Zoning Board of Appeals/ Planning Boards, Blight- Strategies and Tools for Local Governments and Enforcement of Zoning and other Local Laws.

Stormwater planning and training November 14<sup>th</sup>, Southern Tier West Salamanca

#### **4.4 Members Forum**

Crystal: EBC and Wegmans are working together to make, bottle and sell Foggy Style beer. It is now in all 48 stores. Pub will hopefully be open in the late spring, early summer.

David McCoy: Was impressed that every parking spot on Main Street in Little Valley was full, and it shows a lot of vitality. Also have drone over Chautauqua Lake with STW. Great technology.

Chuck: Reported on Houghton College future plans in drone technology.

#### **5.0 CORRESPONDENCE AND UPCOMING MEETINGS / EVENTS**

(attached to the back of the agenda)

#### **6.0 NEXT MEETING**

The next meeting of the Planning Board will be held on **November 29th** at 7:00 pm at the County Center in Little Valley.

#### **7.0 ADJOURNMENT**

*Moved to adjourn the meeting at 8:12 pm.*