

Cattaraugus County Planning Board
Cattaraugus County Center, Little Valley, NY
March 28, 2013
7:00 pm

PLANNING BOARD MEMBERS PRESENT: Charles Couture, Chairman
Paul Mager, Vice Chairman
Michael Zaprowski, Assist. Sec
Kameron Brooks
Robert Keis
David McCoy
Joseph Pillittere
James Valent

PLANNING BOARD MEMBERS ABSENT: Ann Padlo, Secretary
Tina Abrams
Florence Fuller
Richard Fuller
Mark Smith

PLANNING DIVISION STAFF: Crystal Abers, Director
Paul Bishop, Senior Planner
James Isaacson, Senior Planner

GUESTS: Rick Miller, Olean Times Herald

Chairman Couture called the meeting to order at 7:00 pm.

APPROVAL OF MINUTES

Michael Zaprowski moved with a second from Joseph Pillittere to approve the minutes of the February 28, 2013 meeting as submitted. Carried.

NEW BUSINESS

General Municipal Law Section 239 (l) & (m) Referrals

Town of Franklinville – Special Use Permit – 7020 Cadiz Road

James Isaacson reported that the Town of Franklinville has referred a Special Use Permit for a small road-side bait shop at 7020 Cadiz Road (County Road 69) Tax Map No. 49.003-1-1.1. It will be located in a detached agricultural barn about a mile south of State Route 98. Parking will be on the north side of the building near where the access to the bait shop is. The barn is close to the road, but there is plenty of visibility exists on this straight stretch of roadway.

Property is in an agricultural district, but no Ag Data Statement has been submitted. Property is also partially in a flood zone, but the barn is not. No public hearing date has been set. Staff recommendation is it is a local issue with no countywide or intercommunity impacts, with an advisory that the Town submit a completed Ag Data Statement.

Paul Mager moved with a second from Joseph Pillittere that the Town of Franklinville's referred Special Use Permit for a small road-side bait shop at 7020 Cadiz Road (County Road 69) is a local issue with no countywide or intercommunity impacts, with an advisory that the Town submit a completed Ag Data Statement. Carried.

Town of Little Valley – Code Book

Crystal Abers reported that she had received a copy of the Town of Little Valley Code Book. Upon discussion with the County Attorney, he recommended that the County Planning Board review it.

Paul Bishop reviewed the Code Book and recommended that it is a local issue with no countywide or inter-municipal impacts.

Robert Keis moved with a second from Kameron Brooks that the Town of Little Valley's referred Code Book is a local issue with no countywide or inter-municipal impacts. Carried.

ENVIRONMENTAL REVIEWS – NONE

INTERGOVERNMENTAL REVIEWS

Paul Bishop reported that Intergovernmental Reviews numbered STW#13.10 through STW#13.12 have been received. He noted that two were for improvements at the Cattaraugus County Olean Airport. Staff recommendation is received, reviewed, no comments. The Board concurred.

OLD BUSINESS

Comprehensive Plan

James Isaacson reported that the Open Discussion on Agriculture that was held on March 19th at 7 pm at the Great Valley Town Hall was well attended. Many issues were raised such as education of the public, how to keep young folks here; the need for help for young farmers to get started in farming; the need for financing to help farmers.

Jim Valent stated that there are a lot of agricultural related careers for youth if they know where to look.

Joe Pillittere stated that Cornell Cooperative Extension is a very good resource.

Kameron Brooks asked just what is meant by agri-tourism?

Crystal Abers explained that whenever we get tourists to our County for anything that is related to agriculture such as Amish Trail, alpacas, etc. that is considered agri-tourism.

REPORTS

Chairman's Report

Chuck Couture stated that during the recent two Maple Weekends his brother's farm had over 5,000 people over the 4 days. Agri-tourism is very well received in this County.

Department Reports

Agricultural and Farmland Protection Board

Crystal Abers reported that the 2nd Annual Farmer Neighbor Dinner will be held on April 10th at the West Valley Fireman's Hall on Route 240 in West Valley. The fire hall has twice the capacity as last year's location. We are getting many exhibitors and donations for the dinner. The speaker will be Elizabeth Wolanyk. The Board is also working on a County agricultural website that will be released at the Farmer Neighbor Dinner on April 10th.

Dan Burden Presentation on Economic Renewal

Dan Burden, Executive Director and Co-founder of the Walkable and Livable Communities Institute, gave a presentation to the Cattaraugus County Legislature on March 27th on the possibilities for redevelopment in downtown Olean. His theme is centered on the idea that our downtown districts need to be a gathering place for people, not merely a pass through for cars. Creating a walkable downtown has been shown time and again to lead to increased economic development, not only in the downtown area itself but also in the region as a whole.

Coordinated Public Transit-Human Services Transportation Plan

Paul Bishop reported that we are in the process of doing an update to the Locally Developed Coordinated Public Transit-Human Services Transportation Plan. This Plan was adopted in 2009 by the Cattaraugus County Legislature. The purpose of this planning requirement is to improve access to transportation for the elderly, individuals with disabilities, and those with low incomes, while also improving the efficiency with which those services are provided. These plans need to be updated on a four-year cycle to remain current. The update to the plan is a collaborative effort that includes Cattaraugus County Planning, STW, The Rehabilitation Center, and many other groups throughout the County.

Multi-Jurisdictional Hazard Mitigation Plan (MJHM)

James Isaacson reported that a draft update to the MJHM Plan is available on the website. The Plan identifies natural hazards the County is likely to face and various mitigation efforts the County can take to reduce or alleviate the impacts of these hazards.

Bob Keis asked whether a local municipality is eligible for post-disaster funding from FEMA if they do not participate in this plan.

Crystal said she would get an answer for him.

STW Report

Update provided on broadband, local foods and other current STW projects.

Members Forum

Crystal Abers requested that the County Planning Board members start thinking of possible locations for the Annual Planning Board Dinner. Some suggestions were: Allegany State Park, Holiday Valley, and Countryside Sand and Gravel.

CORRESPONDENCE

The following correspondence was received and reviewed:

Mary C. Rich – thank you for the adjournment of February 28, 2013 meeting in memory of Jim Rich.

Ruth L. Pierpont, Deputy Commissioner for Historic Preservation – John J. Aiken House, Ellicottville – listed on National Register of Historic Places.

Town of Ellicottville Planning Board – Amendment to approved Master Planned Development – Glen Burn Trail – approved – February 25, 2013.

Town of Allegany Planning Board – Site Plan Review Amendment to approved Site Plan for Bonaventure Square Development – approved with 28 conditions of approval – March 11, 2013.

Town of East Otto Planning Board – Special Use Permit to use a building/cabin for a temporary residence at 7272 Mill Valley Road – approved for 2 years on March 7, 2013.

Town of East Otto Planning Board – Special Use Permit for a diesel powered sawmill in an existing building at 7272 Mill Valley Road – approve on March 7, 2013.

Town of East Otto Planning Board – Special Use Permit to remodel portion of an existing building to sell firearms and sporting goods retail at 8235 East Otto-Otto Road – approved with condition that any signage be in accordance with Article IX 9.3G of the Town's Zoning Ordinance on March 7, 2013.

NEXT MEETING – April 25, 2013

ADJOURNMENT

Joseph Pillittere moved with a second from Paul Mager to adjourn the meeting at 8:15 pm. Carried.