

**TOWN OF BARRE
PLANNING BOARD
OCTOBER 9, 2023**

CALL TO ORDER: The board met at the Town Hall and the meeting was called to order at 6:35 pm by co-chair Mr. Keeler.

BOARD MEMBERS PRESENT

Tom Keeler Kurt Dudley
Jean Depatie Kirk Mathes
Jean Peglow

EXCUSED BOARD MEMBERS

Wes Miller Stephen Harling

ABSENT BOARD MEMBERS

Eric Watson, Alternate

Others present: Matthew Sousa of MRB Group and Town of Barre Attorney Bridget O’Toole

I. APPROVAL OF MEETING MINUTES

Mr. Dudley made a motion to approve the September regular meeting minutes with no corrections. A discussion did take place regarding Mr. Moore’s application on the wording – Mrs. O’Toole stated that null and void can be used interchangeably with withdrawn. Motion was seconded by Mr. Mathes and carried. (5-0)

II. NEW BUSINESS

Mr. Mathes asked if the applicant last month on Kams Road and Maple Street was mentioned to contact Soil & Water as there could be wetlands involved. Mr. Keeler will contact the applicant and have them check with Soil & Water in Albion.

III. OLD BUSINESS

Mr. Keeler introduced Mr. Sousa of MRB Group. Mr. Sousa explained that there are not any major concerns regarding Bell Atlantic’s “Barre Corners” application.

- NYSDEC Environmental Assessment Form (EAF) Mapper indicates there are both federal waters and NYS regulated wetlands present. The applicant shall coordinate with and obtain all the necessary permits through the NYSDEC and U.S. Army Corps of Engineers
- Signage etc. should be on the site plans
- Construction issues should also be submitted on a revised site plan

- Where will the run off water go from the access road

Resolution 25-2023

Introduced by: Jean Peglow
Seconded by: Jean Depatie

Re: TOWN OF BARRE PLANNING BOARD RESOLUTION TO REFER THE PROPOSED TELECOMMUNICATIONS FACILITY TO BE LOCATED AT 14295 WEST BARRE ROAD TO THE ORLEANS COUNTY PLANNING BOARD PURSUANT TO GML 239-M

WHEREAS, on August 31, 2023, Bell Atlantic Mobile Systems, LLC d/b/a Verizon Wireless (the “Applicant”) filed applications for a Special Use Permit, Site Plan Approval, and an Area Variance for a proposed telecommunication facility to be located at 14295 West Barre Road (Tax ID No. 106-1-73.1) (the “proposed action”), and

WHEREAS, as part of its application, the Applicant submitted a Full Environmental Assessment Form dated August 11, 2023, and

WHEREAS, on September 11, 2023, the Planning Board of the Town of Barre declared itself lead agency for purposes of SEQRA review of the proposed action, and

WHEREAS, on September 11, 2023, the Planning Board of the Town of Barre classified the action as an Unlisted Action, and

WHEREAS, the Planning Board of the Town of Barre is required to refer any issuance of special use permits, area variances, and approval of site plans to the County Planning Board pursuant to GML § 239-m.

NOW, THEREFORE, the Planning Board of the Town of Barre hereby refers the applications for a Special Use Permit, Area Variance, and Site Plan Approval of the proposed telecommunications facility to be located at 14295 West Barre Road to the Orleans County Planning Board for a report and recommendation thereon, a copy of which is attached hereto and made a part thereof.

AND IT IS FURTHER RESOLVED, that the Planning Clerk shall transmit a copy of this resolution and the completed portions of the Full Environmental Assessment Form to the Orleans County Planning Board.

AND IT IS FURTHER RESOLVED, that failure of the Orleans County Planning Board to provide said report and recommendation to the Planning Board within thirty (30) days after receipt of the referral by the Planning Board shall be deemed approval.

UPON ROLL CALL VOTE:

Mr. Keeler - Aye
Mr. DePatie – Aye
Mr. Dudley - Aye
Mr. Mathes - Aye
Mrs. Peglow – Aye

The resolution passed.

Resolution 26-2023

Introduced by: Jean Peglow
Seconded by: Kurt Dudley

Re: TOWN OF BARRE PLANNING BOARD RESOLUTION TO SET A PUBLIC HEARING FOR THE PROPOSED TELECOMMUNICATIONS FACILITY TO BE LOCATED AT 14295 WEST BARRE ROAD

WHEREAS, on August 31, 2023, Bell Atlantic Mobile Systems, LLC d/b/a Verizon Wireless (the “Applicant”) filed applications for a Special Use Permit, Site Plan Approval, and an Area Variance for a proposed telecommunication facility to be located at 14295 West Barre Road (Tax ID No. 106-1-73.1) (the “proposed action”), and

WHEREAS, as part of its application, the Applicant submitted a Full Environmental Assessment Form dated August 11, 2023, and

WHEREAS, on September 11, 2023, the Planning Board of the Town of Barre declared itself lead agency for purposes of SEQRA review of the proposed action, and

WHEREAS, on September 11, 2023, the Planning Board of the Town of Barre classified the proposed action as an Unlisted Action.

NOW, THEREFORE, the Planning Board of the Town of Barre hereby resolves to hold a public hearing on November 13, 2023 at 6:30pm for the proposed telecommunications facility to be located at 14295 West Barre Road.

AND, THEREFORE, the Planning Board Clerk shall cause notice of said public hearing to be published in accordance with the Town Code 360-86(E).

AND, THEREFORE, the Planning Board Clerk shall serve notice in compliance with Town Law 283-a to property owners within 500 feet of the proposed project.

UPON ROLL CALL VOTE:

- Mr. Keeler - Aye
- Mr. DePatie – Aye
- Mr. Dudley - Aye
- Mr. Mathes - Aye
- Mrs. Peglow – Aye

The resolution passed.

The process going forward for this application is to submit the application to the County Planning Board following the Zoning Board meeting next Monday by the 19th for their meeting on the 26th of October. A joint public hearing of this board and the zoning board will be on November 13th.

Mr. Depatie asked about the comprehensive planning committee. He had received an email with four different dates to which he responded and has not heard anything since. Mrs. O’Toole stated that as of Friday, two have not responded. Also, supposedly a situation that will be discussed at the town board meeting. It was questioned on the process when it has been completed by LaBella. Mrs. O’Toole stated

that the planning board will review it and made a recommendation to the town board who will hold the public hearing.

Water District 10 asked about. Some comments made were:

- Been awful dry and wells are going dry
- The water is bad and sometimes not enough to do what is needed
- Thought district may not make it but hopes that it does
- It is expensive, especially for those considered poverty level

It was mentioned that the AES Baird Solar farm is putting up hedges. Mr. Keeler stated he was contacted with the existing grades were not represented correctly and a retention pond was required and is eliminated from the site plan. The DEC has jurisdiction on this. Mrs. O'Toole has been working with the applicant and town which the cost will come out of the escrow account.

IV. COMMUNICATION

ORLEANS COUNTY PLANNING BOARD

Mr. Keeler stated that he attended by zoom and was at a disadvantage because he did not have the written information. He will update the board next month.

- Village of Albion's request for Special Use Permit and Site Plan Review to convert a vacant adult assisted living complex into multi-family apartments (2-bed and studio) on South Main Street was returned to the Village
- Village of Holley's request to amend the current Use Variance to include service to salls engines to include ATV and snowmobiles was returned to the Village
- The Niagara County hosted training session will be October 4th
- FEMA New Flood Rate Insurance Maps have been updated with an open house event on October 12th at HOAG Library, 3- 7:30 pm. A comment was made that they are updated every ten years.
- The Online GIS Mapping for public use was updated

V. ADJORNMENT

Mrs. Peglow made a motion to adjourn the meeting at 8:00 pm; seconded by Mr. Depatie and carried (7-0).

Lee A. Preston, Clerk