

**Town of Campbell Planning Board DRAFT Minutes for Meeting of
June 15, 2022, at 6:00 p.m. At the Campbell Town Hall
8529 Main Street, Campbell, New York**

PRESENT: Board Members: Chairman Jeffrey Allen, Linda K. Baird, Albert Johnson, Alternate Member Laura Bowen Planning Board Secretary: Michelle Seeley, and Code Enforcement Officer Thomas Hargrave

ABSENT: Denice Thompson, Stanley Manning

GUESTS: Tim LeBarron, Clifford Holley, Joseph Seeley

Call to Order/ Prior Minutes.

The meeting was called to order at 6 p.m. by Chairman Allen. The Board noted the prior minutes of May 18, 2022. A motion was made by Albert Johnson and seconded by Linda Baird to accept the said minutes as presented. The motion passed unanimously.

Subdivision application # 2022-08 of CTS Property Management LLC., for a two lot Subdivision of a 303.5 acre lot Tax Parcel # 262.00-01-019.000- With Public Hearing

At 6:05 p.m., Chairman Allen declared the public hearing open with regard to the Application #2022-8 of CTS Property Management to subdivide a 39.7 acre parcel from an existing 303.5 acre lot. Clifford Holly a representative of CTS Property Management LLC. Spoke about the plan for the subdivision with the board. With the rise in taxes the company is looking to help offset costs by selling the smaller parcel of land. There is no future subdivision plans at this time.

Linda Baird asked what CTS stood for.

Mr. Holly explained that the name stood for three brothers; Cash, Tim, and Steven.

There was no public to speak for or against the application and the public hearing was declared closed at 6:10 pm.

The Planning Board declares the application complete; and having held a public hearing with no comment, the Planning Board further approves the plat as final and authorizes the Chairman to sign the plat. Applicant is advised that the approval expires if the plat is not filed with the County Clerk within 62 days of signature by the Chairman. The motion was seconded by Manning and passed with a unanimous vote. Chairman Allen then signed the maps and gave applicant 3 signed maps, and kept 2 for the Town.

Notes: As lead agency the Planning Board went through the SEQR for Subdivision 2022-8 ending with a negative declaration for the file.

A motion was offered by Laura Bowen and seconded by Linda Baird as follows: Regarding Application #2022-8, the Planning Board declares the application complete; and having held a public hearing with no comment, the Planning Board further approves the application as submitted. The Motion passed unanimously.

Thompson absent Johnson AYE; Manning AYE Baird AYE; Allen AYE; Bowen AYE.

Site Plan Application #2022-09 of Tim LeBarron for a Home Occupation Business located in his garage at 5201 King Hill Road in Campbell, NY.-With Public Hearing

The Public Hearing for Site Plan #2022-09 application of Timothy LeBarron was called to order at 6:18 pm.

Timothy LeBarron discussed his manufacturing business with the Board. HE explained that he receives wood blanks for baseball bats and uses a CNC machine to mill them to his customer's specific dimensions. This is a specific customer and there are no sales on the property. The product is shipped to the buyer. The public hearing was closed at 6:22 pm.

For SEQR, this application was determined to be a ministerial action requiring no further action regarding SEQR. The Board went through SEQR anyways, ending with a negative declaration for the file.

A motion by Laura Bowen and seconded by Linda Baird to approve Site Plan Application 2022-09 was approved, 4 Aye-1 Absent Thompson Absent Johnson AYE; Baird AYE; Allen AYE; Bowen AYE.

Flood Plain Permit Application #5-2022 and Site Plan #2022-10 of Kenneth Wilber for construction of an addition of 24' x 22' on the side of an existing garage at 9095 State Route 415 -With Public Hearing

The Public Hearing for Application SP #10-2022 was opened at 6:37 pm and with no public to speak for or against the application the Board discussed the applications with Thomas Hargrave. The Public Hearing was closed at 6:40 PM.

Discussion was had with Thomas Hargrave regarding Application FP # 05-2022 and SP #2022-10 of Kenneth Wilber for floodplain development permit and site plan to construct a 24' x 22' addition on the side of an existing garage. This addition would conform to current NYS fire code and would meet all setback requirements.

For SEQR, this application was determined to be a ministerial action requiring no further action regarding SEQR. The Board went through SEQR anyways, ending with a negative declaration for the file.

A motion by Laura Bowen and seconded by Linda Baird to approve Flood Plain Permit Application 5-2022 was approved, 4 Aye-1 Absent Thompson Absent Johnson AYE; Baird AYE; Allen AYE; Bowen AYE.

Adjournment.

There being no further business before the Board, the meeting was upon motion, adjourned at 6:46 p.m.

Respectfully submitted,

Michelle Seeley, Secretary to
Town of Campbell Planning Board

Dated: June 23, 2022