

Minutes
Cayuga County GML 239-l, m & n Review Committee
SPECIAL MEETING
March 3, 2015

The Cayuga County GML 239-l, m & n Review Committee was established in 2005 by Cayuga County Legislature Resolution 413-05 as the agency to conduct mandatory reviews in Cayuga County under sections 239-l, 239-m, and 239-n of the General Municipal Law of New York State. The Committee meets monthly to review local actions for potential intermunicipal or countywide impacts.

The meeting was called to order at 11:35 AM in the Conference Room on the 5th floor of the County Office Building at 160 Genesee Street in Auburn, New York.

The following committee members were present:

Director of Planning and Development:	Steve Lynch
Director of Environmental Health:	Eileen O'Connor
Superintendent of Highways:	Steve Koon
Environmental Engineer:	Bruce Natale
Director of Soil and Water Conservation:	John Fraser (designee)

A quorum was thereby established.

Others present: Kari Terwilliger (Planning Staff), Robert Eggleston (Architect), Greg Mason (Reporter with the Citizen Newspaper)

1. Town of Owasco – Boyle Lakeside Preliminary Subdivision, Fire Lane 6A

This referral is a resubmittal of a Preliminary Subdivision application for property owned by John and Maureen Canty, parcel number 131.03-1-27, located on Fire Lane 6A off East Lake Road. The Committee reviewed this case on January 15, 2015, and again on February 19, 2015 and determined at both meetings that additional material was necessary for their review before they could make a determination. Mr. Canty provided the Town and the Committee with a response to the Committee's comments from his engineer Mr. Tim Buhl for the Committee's review and determination.

The Committee carefully considered the materials provided by the applicant. It was stated that it appears that, by the requirements of the New York State SPDES General Permit for Stormwater Discharges from Construction activity, the project is acceptable as revised and presented to the Committee. The Committee also stated that the questions they had with regards to some of the calculations in the SWPPP and in the plans were adequately explained by the project engineer through email correspondence received on March 2, 2015. The Committee acknowledged that permanent practices for stormwater management and erosion control are not required per New York State SPDES General Permit for Stormwater Discharges from Construction activity, but the fact that the property owner has decided to

include them anyway is appreciated for the continued health of Owasco Lake; and that if every property owner along the lakeshore put in this level of mitigation measures the lake quality would be much better. The Committee also stated that they appreciate that the Town is reviewing this project at this level of detail to ensure the future of the water quality in the lake; and that they appreciate that the applicant has worked with the committee on a solution oriented approach to address the concerns that the Committee has had.

MOTION BY STEVE LYNCH:

The Committee recommended approving the proposed action without change, but with the following comments.

Comments.

1. The Committee strongly encourages the Town to monitor erosion and sediment control measures during initial construction and during the construction of individual homes on this subdivision to: prevent large volumes of sediment from tracking up the road and onto East Lake Road, and to prevent sediment from going into the lake.
2. The Committee recommends that the plan be approved as designed and that the existing 15 inch culvert pipe (DP-1) not be increased in size, preventing larger volumes of water during peak flows from rushing through the outlet into the lake.
3. The Committee recommends that the Town require a maintenance agreement for the road and the stormwater infrastructure (i.e. the bio-retention basins and the stilling basin) be placed as deed restrictions onto each of the lots so that the maintenance of this private infrastructure is carried forth in perpetuity.

SECOND BY STEVE KOON:

All voted AYE.

Motion Approved and Carried.

2. Town of Owasco – Tom Thumb Drive-In PDD, 6143 & 6129 East Lake Road

This referral is a resubmittal of a Planned Development District application for the Tom Thumb Drive-In and the proposed addition of a mini-golf course, parcel numbers 131.03-1-72 & 131.03-01-70.3, located on East Lake Road. The Committee reviewed this case on February 19, 2015 and determined

that additional material was necessary for their review before they could make a determination. The applicant provided the Town and the Committee with a response to the Committee's comments from his engineer Mr. Tim Buhl for the Committee's review and determination.

The Committee carefully considered the materials provided by the applicant. It was stated that the bio-retention basin is now designed to outlet to an existing diversion ditch, and that it appears that the roof gutters are the only thing going into the proposed basin. Robert Eggleston addressed the Committee and stated that the existing parking areas (on both properties) will remain in place and a portion of the course will be where the picnic area is now. He also stated that the bio-retention area is designed to handle both the existing run off and any new run off resulting from the addition of the mini-golf course. The Committee expressed some concern over the location of the proposed parking spaces 40-43 and their proximity to the roadway, particularly with their orientation and the possibility of cars trying to back out onto East Lake Road. They did not believe that NYS DOT would allow 90 degree angled parking spaces that close to a highway that has unrestricted access to those spaces. As with the first referral, the Committee stated that they appreciate that the Town is reviewing this project at this level of detail to ensure the future of the water quality in the lake; and that they appreciate that the applicant has worked with the committee on a solution oriented approach to address the concerns that the Committee has had.

MOTION BY STEVE LYNCH:

The Committee recommended approving the proposed action without change, but with the following comments.

Comments.

1. The Committee recommends that the Town require that the applicant show how the water in PSC-2 (sheet ST-3) will be diverted and collected into DP-1, especially if there will be any grading required to make that connection. The Committee is concerned about keeping the water from flowing onto the neighbor's property.
2. The Committee recommends that the plan identify that proposed parking spaces 40-43 are designated for employees; and that the applicant and Town take note that NYS DOT has the final decision on the location and orientation of proposed parking spaces in proximity to their highways.
3. The Committee recommends that the applicant adjust the total impervious calculations for the mini-golf course to reflect the actual

impervious areas for the course (the 28% seems high since much of that area is shown to be pervious on the plan). The Committee also strongly recommends that the actual design of the mini-golf course include measures to help control run off and maximize the amount of pervious surfaces and minimize the impervious surfaces to the extent practical.

SECOND BY JOHN FRASER:

All voted AYE.

Motion Approved and Carried.

**Motion to adjourn by Steve Lynch. Seconded by Eileen O'Connor. All approving.
Adjourned at 12:15 PM.**

Minutes submitted by Kari Terwilliger (staff).