

MINUTES - JOINT PUBLIC HEARING OF TOWN, PLANNING AND ZONING 1
BOARDS ON THE COR (UNIVERSITY COMMONS) PROJECT 1-31-06 SR.

CNTR. 7:00 PM

PRESENT WERE: Supervisor Eaton Councilman Higgins
Councilman Potter Councilman Wolf
Attorney W. Tuttle Town Clerk M. Peck
PB Chair, J. Hare S. Gollaher
R. Phillips J. Elling
R. Kavanagh ZBA Chair, D. Bigler
C. Ozzella J. Chamberlain
J. Jones J. Gangemi
Patty Karl, Secretary C. Horowitz, Town Planner
K. Wilson, Town Engineer
Also present: J. Gerardi, A. Hart, Atty. L. Senglaub, A. Reilly, news media and
townspeople

ABSENT: Councilman Hitchcock

Salute to the Flag opened the meeting at 7:00 pm

Supervisor Eaton opened the public hearing at 7:01 pm on the request of COR Development for re-zoning of specific properties from R-1 to C-1. The tax map parcels are: 94.061-1-31.4, 94.061-1-13.1 rear portion of 94.061-1-31.3 (approx. 3.4 acres), rear portion of 94.061-1-30, 94.061-1-39, 94.061-1-38, 94.061-1-37, 94.061-1-36, 94.061-1-35, and 94.061-1-34.

Chairman Bigler opened the public hearing of the Zoning Board of Appeals at 7:02 pm

Chairman Hare opened the public hearing of the Planning Board at 7:03 pm.

Chairman Hare advised the public that any written comments can be submitted at the Town Hall prior to the close of business on February 13, 2006.

Mr. Gerardi of COR Development gave a brief summary of plans for the University Commons project. Approximately 20 acres will be utilized, with 6 buildings consisting of approx. 211,000 sq. feet; offices on 2nd floor and sales and restaurants on 1st floor. There will be 3 major entrance/exit points, 144 parking spaces, sidewalks, vegetation, lighting, etc. There will be two storm water facilities (ponds) and sanitary sewers. Traffic studies have been completed, one in April 2005 and one in Nov. 2005.

Andrew Reilly, of Wendell Duschcherer will act as moderator and he advised the audience that this is the time for the public to make their comments regarding the Draft Environmental Impact Study for this project. There were then various questions from the audience and the board members. All questions were answered by persons of expertise.

The Planning Board then conducted their public hearing as well as the Zoning Board of Appeals. The public was advised that the information is available for public inspection and the Town Hall and at the Allegany Public Library. The planning board will accept

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written comments from the public regarding this project up to the close of business on February 13, 2006.

There were no specific questions regarding the re-zone request of certain properties from R-1 to C-1. Therefore,

#1-MOTION TO CLOSE PUBLIC HEARING

Motion by Potter to close the public hearing on the re-zone request. 2nd by Wolf. Higgins-aye, Potter-aye, Wolf-aye, Eaton-aye. CARRIED.

#2-MOTION TO ADJOURN MEETING

Motion by Potter to adjourn the regular board meeting. 2nd by Higgins. Higgins-aye, Potter-aye, Wolf-aye, Eaton-aye. CARRIED.

Town Board meeting adjourned at 8:25 pm

Respectfully submitted,

Mary M. Peck
Town Clerk