

**TOWN OF MANLIUS
PLANNING BOARD MINUTES
August 8, 2016**

The Town of Manlius Planning Board met in the Town Hall at 7:00 PM with Chairman Susan Moliski presiding and the following Members were present: Fred Gilbert, Ann Kelly, Joseph Lupia, Don Crossett, Mike LeRoy and Walt Neuhauser. Also present were Attorney Timothy Frateschi and Town Engineer Douglas Miller.

Also Present: Ellen & Mike McGrew, Stella & John Penizotto, Paul Curtin, Tom Kinslow, James Corso, Bob Doody, Greg Sgromo.

The Pledge of Allegiance was recited.

Minutes

Chairman Moliski tabled the minutes for the July 11, 2016 meeting until the July 25, 2016 meeting.

Life Church – Pastor Lou Giordano, 7124 Collamer Road, E. Syracuse, N.Y.

Public Hearing – Site Plan – to build a Pavilion at 7125 Collamer Road, E. Syracuse, N.Y.

Tax Map # 036.-02-22.0

Pastor Giordano stated the church owns 98 acres with an open lot on the east side which is where they would like to build a pavilion.

Member Gilbert made a motion, seconded by Member LeRoy and carried unanimously to waive reading of the Public Hearing Notice.

Member Kelly made a motion, seconded by Member Neuhauser and carried unanimously to open the Public Hearing at 7:08PM.

There being no one from the public to speak at the public hearing, Member Gilbert made a motion, seconded by Member Neuhauser and carried unanimously to close the Public Hearing at 7:09PM.

Member Gilbert made a motion, seconded by Member Neuhauser and carried unanimously to approve the Site Plan package to Life Church located on 7124 Collamer Road, E. Syracuse, N.Y. with a map dated 12-13-06 and updated 6-19-16, prepared by K.A.T. (member of the Church), and filed in the Planning Board office.

Shining Stars Daycare, Enders Road Manlius, N.Y.

Subdivision and Site Plan – Enders Road, Manlius, N.Y.

Tax Map #'s 114.-01-09.0; 114.-01-10.0; 114.-01-11.0; 114.-01-12.0; 114.-01-13.0; 114.-01-14.0; 114.-01-31.0

Attorney Paul Curtin for the applicant stated that they had talked to Town engineer Miller and have some changes to discuss. Attorney Curtin asked if the Board would waive the filing dead line for the next Planning Board Meeting in case any revisions need to be made as an outcome of

tonight's meeting. Attorney Frateschi said that it would not be a problem if they are just providing updates to the plan as long as the paperwork is to the Town by Friday. Engineer Greg Sgromo reviewed the site plan for the daycare center. Mr. Sgromo stated they completed a traffic study and found it to be a low level traffic impact. The traffic counts were done during the school years on Enders Rd. & Rt. 92. The corner lot would have an easement coming out on Rt. 92 as a right-in, right-out only, this easement could be turned into a driveway at a later date for lot 1 if needed. You will not be able to drive from the daycare lot to the corner lot. There will be a detention basin that will handle rain water run off at the point closest to Eagle Hill School.

Chairman Moliski asked if the only water that will go on the school property would be a 500-year storm. Mr. Sgromo answered maybe a 200-year storm.

Member Neuhauser asked if they had done a percolation study to see if the plan will handle the run off okay. Mr. Sgromo answered they did do the study and it showed that the SWPPP will work.

Member Neuhauser stated he likes the plants along the building but would like to see plants on the Enders Road side of the building to improve the look from Enders Road. Mr. Sgromo stated they will try to save as many trees as they can and will look at planting flowers.

Chairman Moliski asked Town Engineer Miller if he had any concerns. Mr. Miller stated there are no big issues just little things like:

1. Reviewing the traffic study to ensure the project doesn't degrade existing traffic standards;
2. Would like them to check with F-M Schools to see if they are okay with water flow going onto school property;
3. Would like a drawing of the pond area to scale;
4. The sewer does not meet Onondaga County standards they would like a manhole closer to the road.
5. Would like an access agreement from the driveway to the Day Care center to the corner lot because the Highway Superintendent is concerned about a separate curb cut for Lot 1 (the corner lot); .
6. The SWPPP should show who owns the land.
7. The SWPPP covers the whole lot so there would have to be an easement for drainage over lot 2 or two different SWPPP's for each lot.

Mr. Curtin asked Engineer Miller to e-mail all his comments to him and to schedule a meeting to discuss the items.

At this time, while Lot 1 remains vacant, Chairman Moliski is happy with the proposed easement going to Rt. 92 instead of an access road for safety reasons.

Chairman Moliski would like to discuss having 2 road cuts on Enders Rd. would like to talk to Highway Superintendent Cushing about the road cuts

Member Neuhauser asked when they are hoping to have the project completed. Mr. Penizotto

answered he would like to have the concrete poured before the ground freezes.

Chairman Moliski would like to have a public hearing in August 22, 2016 and if need be they can hold it open for the September 12, 2016 meeting.

Attorney Curtin asked if there were any problems with the elevation drawings and the Board indicated the look of the building fits within that corridor.

Member Neuhauser asked about proposed signage.

Member Gilbert made a motion, seconded by Member LeRoy and carried unanimously to hold a Public Hearing on August 22, 2016 at approximately 7:05pm. For the proposed subdivision and site plan for Shining Stars Daycare, Enders Rd, Manlius.

With there being no further business, Member Gilbert made a motion, seconded by Member Kelly and carried unanimously to adjourn the Regular Meeting at 8:45pm.

Respectfully submitted,
Deborah Witzel, Acting Clerk