

**Village of Cazenovia Planning Board
Monthly Meeting Minutes
July 11, 2011**

5 Present: William Hall, Chair; Richard Huftalen; Charles Macaulay; Anne McDowell; and Diane Webb.

10 Others Present: James Stokes, Village Attorney; William Carr, Planning Board Advisor; Phil Byrnes; Sue Berger; Chris Heberle; Brian Coughlin; Judy Gianforte; Carlos Gabilondo; Chris Clark.

W. Hall called the meeting to order at 7:31 p.m. and introduced the Board.

15 W. Hall asked if anyone had any additions or corrections to the meeting minutes of the June 13, 2011, meeting. None were noted. The motion was made by C. Macaulay and seconded by D. Webb and the motion was unanimously carried.

* * * * *

20 **Phil Byrnes, 5 Willow Place, New Porch**

Phil Byrnes came forward with photos of the existing porch and plans for the new porch. He explained that the side porch is in need of repair and will be removed and redone and extended to the main portion of the house. Access is on the south side of the house. The bottom trim work will be continued. He stated that the Historic Preservation Committee (HPC) would like the brackets duplicated and continued. The design of the structure of the posts will be changed and will follow the boxed effect. The roofline will be similar and there will be balusters.

30 W. Hall made note that the HPC did review this and made a positive recommendation 4:0. HPC recommended that brackets, similar to the existing, be used.

W. Hall made the motion to declare this a State Environmental Quality Review (SEQR) Type II action in accordance with 617.5(c)9 and, therefore, no further SEQR action is required. C. Macaulay seconded. The motion carried unanimously.

35 C. Macaulay made the motion to approve the project as submitted. A. McDowell seconded. The motion carried unanimously.

* * * * *

40 **Cazenovia Preservation Foundation (CPF), Signage at Trail Entrance and Benches.**

Judy Gianforte was present to explain the application. On the corner of Carpenter Street and Willow Place is the entrance to the trail that goes around Carpenter's Pond, which also connects to the back trail going to the willow patch. Right next to that trail is someone's driveway. A lot of people use the driveway to get over to the dyke. People have questions about the ownership of Carpenter's Pond. CPF would like to place a small kiosk there. The kiosk would be 2 feet by 3 feet by 7 feet high to the top of the gable roof. The kiosk would contain historic information, old photographs, information about the trail, and thanking them for being good stewards of the land.

50 D. Webb inquired if this kiosk would have a gap between the roof and the top of the sign.
Ms. Gianforte replied there would not be a gap. D. Webb expressed her concern that if the roof was
not tall enough, then people might bump their heads on it.

55 Ms. Gianforte continued that around the pond there were two benches, but they were removed for
dyke repair. The benches were in disrepair and CPF would like to replace the benches. The new
benches would be flat style with no back so they could be sat upon either way in order to view the
canal or the pond. CPF is proposing up to four benches. One would be at the CAVAC end of the
pond.

60 C. Macaulay noted that Historic Preservation Committee (HPC) had requested that the kiosk roof be
dark stained wood shingles.

65 W. Hall made the motion to declare this an “Unlisted Action” under State Environmental Quality
Review (SEQR) since no other Agency is involved, nor will the approval of this application have
any significant adverse effect upon the environment, no further SEQR action is required.
Therefore, it is recommended that a “Negative Declaration” be prepared and filed for this
project. D. Webb seconded. The motion carried.

70 The motion was made by D. Webb and seconded by A. McDowell to approve the application as
submitted contingent upon HPC’s recommendations being followed. The motion carried
unanimously.

* * * * *

Cazenovia Club, 4 Ledyard Ave, New Fence, Brian Coughlin

75 Brian Coughlin came forward to act as representative. Cazenovia Club is adjacent to the Brewster
Inn and is bordered by very tall evergreen trees, of which the bottom 8 or 9 feet are dying off. Tree
experts advised to get rid of the dead branches or the trees will die. If the bottom branches are
removed, the tennis courts would be exposed to the Brewster Inn parking lot. As a compromise,
Cazenovia Club is proposing to trim the lower limbs of the trees and build a fence so there is
80 privacy, but the natural aspect is not lost. The fence would start approximately 200 feet from the
road. The red lines on the drawing represent a 6-foot tall fence. The blue line represents a 30-inch
tall wooden guardrail constructed of 8-inch by 8-inch posts with a 3-inch by 6-inch white oak rail. A
steel guardrail was not desired. The guardrail would protect the fence from the snowplow at the
Brewster Inn parking lot. The guardrail would be 1 foot onto the Cazenovia Club property and the
85 fence would be 3 feet onto the property. A Jamestown style fence is proposed. The guardrail will be
L-shaped and will not block Mr. Connor’s visual easement to the lake. The 6-foot fence will be
good on both sides.

90 W. Hall commented that the Historic Preservation Committee (HPC) unanimously approved this
project.

95 W. Hall made the motion to declare this an “Unlisted Action” under State Environmental Quality
Review (SEQR) since no other Agency is involved, nor will the approval of this application have
any significant adverse effect upon the environment, no further SEQR action is required.
Therefore, it is recommended that a “Negative Declaration” be prepared and filed for this
project. C. Macaulay seconded. The motion carried.

A. McDowell made the motion to approve the project as submitted. D. Webb seconded. The motion carried unanimously.

100

* * * * *

Cazenovia College, Convert Existing Natural Grass Athletic Field to Synthetic Turf.

105

Sue Berger and Chris Heberle were present, along with Chris Clark, a representative of Clark Companies. Ms. Berger presented a large notebook containing the storm water prevention plan that was filed with the New York State Department of Environmental Conservation (DEC).

110

Ms. Berger explained that the plan is to grade the athletic field and install synthetic turf with an underdrain drainage system under the field. The college cannot maintain their Division III NCAA status if they do not upgrade the field. They have had zero playing days this year on the field. They have received approval from DEC and now the next phase is detailed drawings, which were submitted on this date, along with a letter from the DEC. She is wondering what the next step is and how to proceed.

115

Mr. Clark gave a presentation. The existing field is graded poorly and runoff flows south toward the tennis court. Very little water infiltrates into the soil because it is so dense. Due to the location, the field gets a lot of water—not only the water that lands on it, but water from the slopes around the edges end up sheet flowing over the top of the existing field. The college previously built stormwater management ponds as part of the parking lot expansion. When the parking lot was built they took into account that there might be some future improvements in the area, so they oversized the ponds to allow for future stormwater mitigation. He pulled out calculations for the ponds when they were originally designed and found the ponds do have excess capacity. He did pre-construction and post-construction calculations for stormwater flows for the site and found that post-construction was less. The synthetic turf will be on top of an 8-inch lay of porous stone with 40% voids. The water will fall through the turf and into the stone reservoir. The stone can contain a 3-inch rain storm without exiting any water into the stormwater pond. This is a dramatic improvement over the current situation where nothing is infiltrating. The new field would allow more time for water to sit over the subgrade and allow more water to infiltrate. This will decrease the sheet flow and decrease the rate of flow of stormwater passing through the site.

120

125

130

W. Hall asked if there are currently drain pipes that go to the detention pond. Mr. Clark replied that there are currently flat pipes. There is a 12-inch collector pipe that runs the length of the field. The flat panel drains run at 1/2% with head pressure from the water on top. It moves at a very slow rate. The pipe is creating an envelope to move the water faster horizontally than it would through the stone base.

135

A. McDowell wondered if people on Lincklaen Street would complain about flooding in their back yards. Mr. Clark said he was very confident that flooding of yards would not occur. Ms. Berger added that some flooding may be occurring now.

140

Mr. Clark continued that swales would be created around the outside edge of the field both ways around so water coming off the slope would have a clear path to the pond and away from the neighboring properties. Water would have a positive route instead of holes for water to collect. This would also improve the quality of the water.

145

150 W. Hall said the drawings look as if water would come toward the artificial turf. Mr. Clark answered that is correct. It is not the intent to promote water to run across the field, which would bring debris and clog the system. That is why the swales around the outside have been created. The swales will pick up the water and divert it around the field, get it out of the neighbors' back yards, and get it into the pond.

155 W. Hall proposed that a public hearing be scheduled for August to make sure that everyone has an opportunity to look at the plans and provide any input that citizens may have. This Board would be better prepared to make a decision then.

160 Ms. Berger indicated she had no objection to holding a public hearing, but noted that it could be problematic with the construction schedule and the funding threshold. It is getting close to pulling sports off line for the fall semester. The college is heading into a recruitment cycle and it is important that the college meet its enrollment goals. And it would be nice to have something to show prospective students.

165 Mr. Stokes stated that the Board is not required to have a public hearing. D. Webb expressed her thoughts that it is important to have a public hearing to keep good will between the community and the college.

170 Carlos Gavilondo, a neighbor to the project, spoke. While he appreciates the need for improvements, he is very concerned that his largest investment (his house/property) has the potential for being detrimentally impacted forever. He would like the opportunity to be heard before a decision is made.

175 Mr. Stokes suggested that perhaps a compromise could be made and the Board could meet in two weeks instead of a month. After much discussion about availability, possible dates, and timeframes, it was decided to have the public hearing at the Board's work session. C. Macaulay made the motion to have the public hearing on **Tuesday, August 2 at 7:00 p.m.** D. Webb seconded. The motion carried unanimously.

Mr. Stokes advised the Board to refer this application to the Village Engineer, John Dunkle, to have him review the stormwater calculations.

180 Mr. Gavilondo spoke again. He moved to his property prior to the creation of the retention ponds for the expansion of the parking lot. It was coincident with a lot more water on his property and in his basement subsequent to the creation of the pond. He is concerned about the increased quantity of water to be retained in the pond. He wonders what effect this will have on his property. His property is the closest to the tennis courts and pond. If the field is better drained and the pond is used more extensively, he is concerned about his property. He stated that his immediate reaction is: more water closer, means bad things.

190 Mr. Clark explained that the 8-inch base under the field will act as a separate pond, will hold water and let it infiltrate into the ground before it gets to the pond, and will reduce flow of water toward Mr. Gavilondo's house.

Mr. Gavilondo pointed out that lights and noise were not addressed at this meeting. He asked about plans for stands, scoreboards, and a public address system. Ms. Berger answered that the scoreboard

195 will have LED lights and there will be no cast off of light. There will not be any night use because there are no lights. The stands will be portable and low.

200 Mr. Gavilondo understands that the college is making a large investment and probably would want to use the field more and this would be an opportunity for more fundraising. He gets the notion that this is the first step in a segmented project with anticipated follow up steps.

205 Ms. Berger said she anticipates nicer bleachers with a press box in the future and a welcome sign once the field is named. There will be no football. There will be daytime practices only. The field is designed to have two sets of practices at the same time. The college would like to have its homecoming competitions on its own field instead of somewhere else. She also foresees summer camps at the field.

210 D. Webb asked what sports, primarily, would be played on this field. Ms. Berger answered soccer and lacrosse. Other teams will train on it well into the fall and early spring. The college could host the Empire State Games.

215 Mr. Gavilondo agrees that the field needs improvement. It is a matter of making sure that the people who have to live with it every day and who are immediately affected by it have an opportunity to understand what is going on and to be heard on what their concerns are. He knows his neighbors are concerned, but he does not know their specific concerns.

* * * * *

220 D. Webb made the motion to adjourn the meeting. C. Macaulay seconded. The motion carried unanimously. The meeting was adjourned at 8:32 p.m.

Respectfully submitted,

225 Marlene Westcott
Recording Secretary