

**VILLAGE OF FAYETTEVILLE
BOARD OF TRUSTEES
5/3/2019
Final**

Minutes of the Village of Fayetteville Board of Trustees meeting held Friday, May 3, 2019 at 7:30 am.

PRESENT:

Mayor Olson	Trustee Kinsella
Trustee Small	Trustee Ashby
Trustee Duggleby	Clerk Corsette

Mayor Olson called the meeting to order at 7:30am in the Board Room of the Fayetteville Village Hall.

Trustee Kinsella made a motion to adopt the following Resolution:

**RESOLUTION OF THE VILLAGE OF FAYETTEVILLE BOARD OF TRUSTEES
ACCEPTING THE FINAL WRITTEN SCOPE AS COMPLETE PURSUANT TO THE
STATE ENVIRONMENTAL QUALITY REVIEW ACT RELATIVE TO THE PLANNED
UNIT DEVELOPMENT PROJECT PROPOSED FOR 547 EAST GENESEE STREET IN
THE VILLAGE OF FAYETTEVILLE**

WHEREAS, the Village of Fayetteville Board of Trustees (“Board of Trustees”) has received an application from Morgan Properties (“Applicant”) for demolition of facilities on the former Accurate Die Casting site with an address of 547 East Genesee Street, Fayetteville, New York (“Property”); the rezoning of the Property to Planned Unit Development (“PUD”) district; development of the site with five (5) 3-story apartment buildings each comprised of 30 apartments, ten (10) 2-story townhouse style apartment buildings each comprised of 5 apartments, for a total of 200 units; four 2-story commercial/mixed use buildings to include residential and commercial uses; construction of ancillary support facilities including a community center, maintenance building, parking, access, landscaping, open green space, and stormwater management (“Project”).

WHEREAS, the Project requires a zone change to a PUD district; site plan review; sanitary service connection approval from the Village of Fayetteville, sanitary discharge approval from Onondaga County Department of Water Environment Protection; water service connection approval from Onondaga County Water Authority; a Highway Work Permit; and coverage under the New York State Department of Environmental Conservation Construction Stormwater General Permit; and the Project site is a contaminated property and is in the Brownfield Cleanup Program with site identification number C734052.

WHEREAS, the Board of Trustees declared itself the Lead Agency with respect to the Project in accordance with the SEQRA regulations at 6 NYCRR § 617.6 on January 28, 2019;

WHEREAS, on January 28, 2019, the Board of Trustees conducted SEQRA review and issued a Positive Declaration pursuant to the State Environmental Quality Review Act

("SEQRA"), which then necessitates the preparation of an Environmental Impact Statement;

WHEREAS, on March 20, 2019 the Applicant submitted a Draft Scope for the Draft Environmental Impact Statement ("Draft Scope"), which document is required by 6 NYCRR § 617.8;

WHEREAS, the Board held a 30-day public comment period on the Draft Scope and received one comment,

WHEREAS, the Applicant revised the Draft Scope in response to the comment and submitted a proposed Final Scope dated April 24, 2019 and captioned as "Draft Environmental Impact Statement Final Scope" ("Final Scope");

WHEREAS, the Board of Trustees has reviewed the Final Scope and now desires to accept the document as the Final Written Scope for purposes of preparation of an Environmental Impact statement;

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF VILLAGE OF FAYETTEVILLE BOARD OF TRUSTEES AS FOLLOWS:

- A. The Draft Scope submitted by the Developer as the Final Written Scope, dated April 24, 2019 is hereby approved and adopted for purposes of preparation of a draft Environmental Impact Statement.
- B. This Resolution shall take effect immediately.

Trustee Ashby seconded the motion and it was carried by unanimous vote.

Trustee Small made a motion to adopt the Following Resolution:

**RESOLUTION OF THE VILLAGE OF FAYETTEVILLE BOARD OF TRUSTEES
TO ESTABLISH AN ESCROW ACCOUNT TO COVER COSTS OF THIRD PARTY
SERVICE PROVIDERS FOR REVIEW OF THE DRAFT AND FINAL
ENVIRONMENTAL IMPACT STATEMENTS AS WELL AS, ASSISTANCE WITH
REVIEW OF ZONE CHANGE AND SITE PLAN SUBMISSIONS PURSUANT TO THE
STATE ENVIRONMENTAL QUALITY REVIEW ACT AND CODE OF THE VILLAGE
OF FAYETTEVILLE RELATIVE TO THE PLANNED UNIT DEVELOPMENT
PROJECT PROPOSED FOR 547 EAST GENESEE STREET IN THE VILLAGE OF
FAYETTEVILLE**

WHEREAS, the Village of Fayetteville Board of Trustees ("Board of Trustees") has received an application from Morgan Properties ("Applicant") for demolition of facilities on the former Accurate Die Casting site with an address of 547 East Genesee Street, Fayetteville, New York ("Property"); the rezoning of the Property to Planned Unit Development ("PUD") district; development of the site with five (5) 3-story apartment buildings each comprised of 30 apartments, ten (10) 2-story townhouse style apartment buildings each comprised of 5

apartments, for a total of 200 units; four 2-story commercial/mixed use buildings to include residential and commercial uses; construction of ancillary support facilities including a community center, maintenance building, parking, access, landscaping, open green space, and stormwater management (“Project”).

WHEREAS, the Project requires a zone change to a PUD district; site plan review; sanitary service connection approval from the Village of Fayetteville, sanitary discharge approval from Onondaga County Department of Water Environment Protection; water service connection approval from Onondaga County Water Authority; a Highway Work Permit; and coverage under the New York State Department of Environmental Conservation Construction Stormwater General Permit; and the Project site is a contaminated property and is in the Brownfield Cleanup Program with site identification number C734052.

WHEREAS, the Board of Trustees declared itself the Lead Agency with respect to the Project in accordance with the SEQRA regulations at 6 NYCRR § 617.6 on January 28, 2019;

WHEREAS, the Board of Trustees has provided the Applicant its Final Written Scope for purposes of preparing a draft Environmental Impact Statement pursuant to the New York State Environmental Quality Review Act;

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF VILLAGE OF FAYETTEVILLE BOARD OF TRUSTEES AS FOLLOWS:

- C. The Board of Trustees hereby directs the applicant to submit to the Village a deposit of \$ 30,000 that the Village will use to offset the costs and expenses it incurs for third party service providers it utilizes for engineering and legal consulting as well as expert technical assistance in the review of submissions from Applicant or its agents relative to the proposed development of 547 East Genesee Street.
- D. The Village will maintain an accounting of the funds deposited by the Developer and of any disbursements or distributions of the funds.
- E. This Resolution shall take effect immediately.

Trustee Ashby seconded the motion and it was carried by unanimous vote.

MS4 STORMWATER PROPOSAL – BARTON & LOGUIDICE

Trustee Kinsella made a motion to accept the Engineering Proposal from Barton & Loguidice in the amount of \$2400 to prepare the 2018-19 Annual Stormwater Report. Trustee Small seconded the motion and it was carried by unanimous vote.

Trustee Kinsella made a motion to adjourn the meeting at 7:40 am. Trustee Duggleby seconded the motion and it was carried by unanimous vote.

Respectfully submitted,
Lorie Corsette, Village Clerk