

Town of Murray
Planning Board Meeting
Minutes
May 18, 2021
7:00 p.m.

Board members present: Chad Fabry, Dorothy Morgan, David Knapp, Lynn Vendetti
Board Members Excused:
Board Members Absent: Roger Passarell

Support Staff: Attorney Maureen Werner

Guests: Jim Loewke, Paul Hendel (Town Board Member), Jay Gelb, Amy Kendall, Laurie Vohey, Laura Perri, David Strabel, Anthony Tintera, Klein Lowell, Amelia Sidonio, Wendy Meagher, P.E. Please accept my apologies if there are any miss-spelled names.

Pledge of Allegiance.

Minutes from last meeting

Dorothy Morgan made a motion to approve the minutes of May 4, 2021 meeting.
Seconded by Dave Knapp; All “Ayes” motion approved.

Old Business

1. Dirk Lammes – 16473 Route 31 Holley NY – tax map parcel 76.-1-16.119

- Resolution needed so we can refer this to the County for review.

Motion – Resolution for the Special Permit, Dave Knapp

Second – Dorothy Morgan

All in Favor, Motion Carried

New Business

2. Big Guys’ Campground Site Plan submission and discussion – 3739 Monroe Orleans County Line Road, Brockport, NY 14420

Wendy Meagher, PE updated the board about addressing comments from the Town Engineer.

Phased development of campgrounds with full RV hook-ups providing water, sanitary sewer, and electric services for each camp site. The campground will utilize the existing

clubhouse/restaurant and two barns for newly proposed amenities for the campers. Water will be provided from public water main along the County Line Road. A small packaged WWTP plant is being proposed to receive campground wastewater through a gravity collection system, treatment and discharge as identified through NYS DEC SPDES permitting process prior to surface discharge to either a tributary leading to East Branch Sandy Creek, or East Branch Sandy Creek itself.

- Approvals required :
 - Town of Murray – Site plan approval, Special Use Permit
 - Orleans County Planning
 - Orleans County Health Dept.
 - Army Corps of Engineers (potential federal wetland disturbance)
 - NYS DEC Stream crossing permit, SPDES permit (WWTP and storm water discharge)

- Total acreage 94.2 acres
 - Phase I- 125 campsites w/few tent sites
 - Phase II & Phase III for up to 300 campsites w/tent sites

- No encroachment is intended within the wetlands as delineated by Environmental Resources, LLC
- There will be two 10,000 gallon storage tanks for waste water- proper storage per state regulations- removal of solids every 1 – 5 years. There will be an amended
- Generator installed for back-up power for WWTP– and system will have gravity collection /fail safe measures. Testing and monitoring of system will be done by certified lab.
- Detailed grading approved through DEC
- Plans now have added or enhanced details
- Entrance was widened to be able to pull in diagonally to keep RV's off of the road
- Owner's have an App to check in online (Campground Commander)
 - Camper given gate code
 - Google maps takes you right to your site
- In the Northeast corner of the site some of the existing wooded region will be removed for the creation of a new entrance/ exit
- All the camper's will have propane

Questions asked to Wendy Meagher P.E. - (answers italicized)

Will there be a third-party testing for wastewater? *It will be per NYS SPDES.*

What if the Creek floods? *Treatment plant will be above grade, it has to be above flood-plane / wetlands.*

What if the system fails, will water get contaminated? *No, there is back up storage and it will be 4 to 5' above the ground per NY DEC approvals.*

Can the general public see the campers from the road? *No, you will not see them, the land slopes downhill. The third-phase is a little higher in elevation but still downhill and heavily wooded.*

The owners of the project told the board that they have had three meetings with the neighbors to address any concerns. The neighbors seem to be good with things. They are actually working on a berm and fencing with neighbors.

This board is required to schedule a public hearing for Big Guys' Campground.

Motion – Resolution to Declare Planning Board Lead Agency, Dorothy Morgan

Second – Dave Knapp

All in Favor, Motion Carried

Motion – Formally accept SEQRA and refer this application to the County, Dorothy Megan

Second – Dave Knapp

All in Favor, Motion Carried

Motion – Set Public Hearing Date for June 22, 2021 @ 7pm. Dave Knapp

Second – Dorothy Megan

All in Favor, Motion Carried

Motion – Adjourn meeting, Dorothy Morgan

Second – Dave Knapp

All in Favor, Motion Carried