



# Seneca County Planning Board Meeting

## AGENDA

**Thursday  
April 10, 2014**

**7:00 P.M.**

**Co. Office Bldg.  
Heroes Conf. Rm.  
3<sup>rd</sup> Floor**

- Call to Order
- Roll Call
- Approval of March 13, 2014 Minutes
- Public Comments
- Presentation regarding proposed Casino and Resort by BME Associates
- **Review of Development Plan under Town of Tyre PUD Law.**  
Wilmot Casino & Resort  
Rt 414 Town of Tyre
- **GML Reviews**
  - Town of Fayette Minor Subdivision  
4505 East Lake Rd. - Peter C Dey
  - Town of Fayette - Site Plan Review 4405  
Route 89 Robert & Sue Pagano
- Old Business
- New Business  
Agricultural District #6
- Adjournment

## **Brief Description of Agenda Items:**

### **Wilmot Casino & Resort – Town of Tyre**

Under the Town of Tyre PUD Law an applicant first submits a Development Plan to the Town Board for consideration of having the location of the Project subject to the PUD Law. The PUD Law requires a review and recommendation by the County Planning Board. After acceptance of the Development Plan the Town then would take action to amend the Zoning and for Site Plan Review. The Development Plan proposes the use of an 83.4 acre parcel on the east side of Route 414 just north of the New York State Thruway for a Casino and Resort Complex. The complex would include a 256,000 Sq. Ft. Hotel with quest rooms, meeting rooms, and a ballroom, a 195,000 Sq. Ft. Casino with support services and restaurant, a 6 story parking garage with parking for 1000 cars and surface parking for approx. 2300 vehicles. The consulting Engineers will make a presentation on this proposal prior to Board Deliberation.

### **Dey Subdivision – Town of Fayette**

Peter Day the owner of an 118.9 Acre Parcel on East Lake Road in the Town of Fayette proposes to Subdivide the parcel into two lots. The parcel contains property on both sides of East Lake Road, and the proposed dividing line is the Road. The approximately 18 acres on the west side will be used by the applicant for the development of a residence. The 100 acre field on the west side of the road will continue to be leased for agricultural purposes.

### **Pagano Site Plan – Town of Fayette**

The Pagano project reviewed by this Board at the Feb 13<sup>th</sup> meeting was granted an area variance but not to the extent requested. The Site Plan has there been significant modified and is resubmitted. The project involves the construction of a garage with storage and walkway to the house which will be set back 12' from the State Highway right of way.

### **Agricultural District #6**

Agricultural District #6 which is located in the Towns of Tyre, Junius, Waterloo and Seneca Falls is up for its periodic 8 year review. The Agriculture Enhancement Board has recommended recertification of the District with modification to the Seneca County Board of Supervisors. The proposed modifications are the removal of Town of Tyre Tax Parcels 12-1-33.1, 12-1-32.1, 12-1-34.2, 12-1-49, 12-1-27.12, 12-1-31, 12-1-30 and 12-1-36 and Town of Junius Tax Parcel 15-2-3.12. A Public Hearing by the Board of Supervisors is to be scheduled for May 13, 2014.