

September 16, 2013

Board of Trustees

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Proceedings by Authority

State of New York  
Village of Celoron  
Community Center

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A Public Hearing of the Board of Trustees of the Village of Celoron, New York was held on Monday, September 16, 2013 at 6:45 P.M.

Members Present: Mayor Schrecengost, Trustees Grundstrom, Kogut, Mattison and Young

Others Present: Village Clerk-Treasurer Shirley A. Sanfilippo, MMC/CMFO, Village Attorney John D. Vanstrom, Highway Superintendent Terry Schrecengost and Jack Mehler representing Northwest Savings Bank

Mayor Schrecengost called the Public Hearing to order and asked the Clerk to read the legal notice.

**LEGAL NOTICE  
NOTICE OF PUBLIC HEARING  
Local Law #3 of 2013**

NOTICE IS HEREBY given that the Board of Trustees of the Village of Celoron will hold a public hearing on Monday, September 16, 2013 at 6:45 p.m. in the Community Center, 47 Dunham Ave., Celoron, New York regarding Local Law No. 3 of 2013, a local law amending Chapter 19, Celoron Zoning Law, of the Code of the Village of Celoron, NY. This local law will amend the C3 District to add townhouses and condominiums as a use by right and extend the existing C3 District to include the R2 District to the north of W. Duquesne Street and west to the shoreline of Chautauqua Lake.

Written or oral statements will be received at that time. Time limitations may be imposed for each oral statement, if deemed necessary.

Dated: September 3, 2013

By Order of the Board of Trustees  
Village of Celoron

Publication Date: September 5, 2013

Mayor Schrecengost asked if there was anyone present who wished to address this public hearing on Local Law No. 3 of 2013 to please step to the front, give your name, address and please limit your comments to three minutes.

Jack Mehler, 100 State St., Erie, PA, representing Northwest Savings Bank, urged the Board to act favorably on Local Law No. 3 of 2013.

The following correspondence was received:

Chautauqua County  
Department of Planning and Economic Development  
200 Harrison Street  
Jamestown, New York 14701

September 16, 2013

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Mr. Scott Schrecengost  
Village of Celoron  
PO Box 577, 21 Boulevard Avenue  
Celoron, NY 14720-0577

RE: MUNICIPAL ZONING REFERRAL  
LOCAL LAW ADOPTION & MAP MODIFICATION – CELORON

Dear Mayor Schrecengost,

This letter is in response to your municipal zoning referral received by this office on September 12<sup>th</sup>, 2013 which is concerned with the amendments to the Village of Celoron's Zoning Law regarding townhouses and condominiums in the C-3 District; and the extension of a new C-3 Central Business/Shoreline Commercial District into the R-2 District.

As one of the designated agents of the Chautauqua County Planning Board, I have reviewed the above noted referral. With regard to General Municipal Law 239-m (inter-community and county-wide considerations) in respect to this project, I find this question to be of **local option**. That is, with regards to land use compatibility, traffic safety, drainage, municipal facilities, environmental impact, community character, etc., there should be little or no adverse county-wide or inter-community effects.

If you have any questions with regard to this matter, feel free to contact me at 661-8910.

Respectfully,  
Donald McCord, Senior Planner  
Chautauqua County Division of Planning

Mayor Schrecengost called three times for anyone present who wished to address the public hearing.

Mayor Schrecengost adjourned the Public Hearing at 6:48 p.m.

Shirley A. Sanfilippo, MMC/CMFO  
Village Clerk-Treasurer