

## **DRAFT**

### TOWN OF SPAFFORD TOWN BOARD WORK SESSION March 25, 2010

Supervisor Webb Stevens presiding and the following Board members present were Jeff Ireland, Rick Fesko, Ken Lieberman and Merrill Clark. Town of Spafford CEO, Kim Fairchild, also was present. Supervisor Stevens called the meeting to order at 7:00 p.m. The pledge of allegiance was recited.

Tom Valenti, a partner with the Cameron Group LLC, along with his employee, Scott Winkleman, were present to discuss the development of the golf course (formally known as Mid-Lakes golf course).

Mr. Valenti approached the Board with a proposal of the following:

- Complete a four hole golf course at this time and to include a total of nine holes in the future.
- To create sixty- eight homes. Each home would be attached to another with a common wall in the garage known as pods. The homes would vary in size. The first tier would be approximately 2,500 square feet. The second tier would be approximately 2,000 square feet and the third tier would be approximately 1,700 square feet.
- A single family home, not connected to another, would be built as a sample to see if there would be interest in further development.
- A lake front cottage would be demolished and a new one constructed as a potential rental or bistro. This property on the lake has approximately 127' of frontage.
- The proposed Convention Center would be built off Route 41 and would conduct various seminars.

Critical issues were discussed regarding the following:

- Septic systems
- Water
- Drainage
- Views
- Roadways
- Water front development

Mr. Valenti stated that they were interested in constructing an alternative septic system which may include a peat moss system.

Water would be pumped from Skaneateles Lake and would be stored in a holding tank. If this was approved by Syracuse Water Authority, they would have to create a water district if constructed. If this was not approved, then individual wells would be constructed. The convention Center also would have a holding tank to contain water.

### **PLANNED DEVELOPMENT DISTRICT**

Merrill Clark made a motion to charge \$250.00 per PDD application, seconded by Webb Stevens. Carried 5-0.

**BIDS FOR LIGHTING OF THE FLAGPOLE AND BELL**

Rick Fesko made a motion to put out bids on the electrical work, seconded by Ken Lieberman. Carried 5-0.

**LETTER TO TOM VALENTI**

Rick Fesko made a motion to send a letter to Tom Valenti regarding the interest of the Board to proceed with the plans of development for the golf course, seconded by Ken Lieberman. Carried 5-0.

**HAZARD MITIGATION PLAN**

Ken Lieberman stated that the Hazard Mitigation plan was in place and everything has been taken care of.

**ADJOURNMENT**

Ken Lieberman made a motion to adjourn the meeting, seconded by Rick Fesko. Carried 5-0.

Meeting adjourned at 8:45 p.m.

Kim Read  
Deputy Town Clerk