

**TOWN OF BARRE
PLANNING BOARD
APPLICANT ACKNOWLEDGEMENT**

Date: 7/18/20

Applicant: Name: Brent Leddon
Address: 14316 West Barre Road Albion NY 14411
Telephone: 585-507-2951

Subject Property: Address: 14316 West Barre Road Albion NY 14411
Tax Lot No. 106, -1-69.2

Referred to Planning Board for:

Special Use Permit

Site Plan Review

Applicant shall reimburse the Town of Barre for all engineering, legal, or other extraordinary or unanticipated expenses incurred by the Town in review of the proposed action. The applicant shall reimburse the Town as expenses are incurred.

Where such expenses are estimated to be greater than \$1,000.00, the Planning Board will require an escrow account be established in an amount determined by such Board. The escrow account will be replenished as expenses are paid by the Town.

All monies due the Town of Barre shall be paid in full before issuance of any required permit OR within thirty (30) days of final action taken by the Planning Board.

I, Brent Leddon have read the above statement and agree to the terms and conditions thereof.


Applicant's Signature

7/18/22
Date

Fee's paid

**TOWN OF BARRE
PLANNING BOARD**

APPLICATION
(See Instructions and Procedures Attached)

Date Received: _____

1. I (we) hereby apply to the Town Board:



for Site Plan Review



for a Special Use Permit

Pursuant to Section for the Town of Barre Zoning Regulations: _____

350-22 D (1) & (17)

2. LOCATION: Address 14316 West Barre Road Albion NY 14411 Tax Lot No. 106-1-69.2

Current Zoning: AG-RES



3. OWNER: Brent Leddon Telephone: 585-507-2951

Address: 14316 West Barre Road Zip: 14411

APPLICANT: Brent Leddon Telephone: 585-507-2951

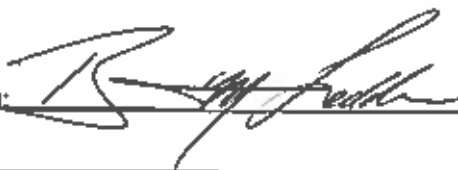
Address: 14316 West Barre Road Zip: 14411


AGENT: _____ Telephone: _____

Address: _____ Zip: _____

If the applicant is not the owner or if there is an applicant/agent, please explain:

4. DESCRIBE BRIEFLY THE DETAILS OF THIS REQUEST: Use of property to store business equipment, some material storage, administrative, employee parking

SIGNATURE(s):  DATE: 7/18/22
DATE: _____



My name is Brent Leddon, I have lived in Barre since July 2007 when we purchased our home at 14316 West Barre Road. I am married and have 2 children one Girl 8 years old and one Boy 8 months old. I started a small landscaping business in 2014 called BL Landscape, and typically have 1 full time employee during the summer season. In the winter I have no employees and I do a little plowing on heavy snow days. I travel to complete contract work several times throughout the summer.

The following items are in scope with my business:

- Plowing
- Hardscape (Pavers, Patio, walkways)
- Decks
- Fencing
- Pergola's
- Landscape design (planting)
- Hydroseeding
- Driveway stone
- Harley Raking

Note: I do not use or store chemicals within the scope of my business

Equipment includes:

- 3 trucks
- 2 skid steer
- 1 mini excavator
- 1 hydro seeder on trailer
- 2 dump trailers
- 1 equipment trailer

(Temporary based on season) Material on Property during landscape season includes:

- Stone
- Pallets/Pavers
- Dirt
- Wood

There are no customers that come to our house, we do not conduct meetings or complete business with customers at this residence. All business is conducted at their homes.

I am requesting a special use permit to continue to use my property as my business address and store equipment & materials. The area used for business approx. 5600sq feet.

Thank you,

Brent Leddon

BL Landscape

585-507-2951

AGRICULTURAL DATA STATEMENT

Per § 305-a of the New York State Agriculture and Markets Law, any application for a special use permit, site plan approval, use variance, or subdivision approval requiring municipal review and approval that would occur on property within a New York State Certified Agricultural District containing a farm operation or property with boundaries within 500 feet of a farm operation located in an Agricultural District shall include an Agricultural Data Statement.

A. Name of applicant: Brent Leddon
Mailing address: 14316 W. Barre Rd.
Albion, NY 14411

* B. Description of the proposed project: Use residence as business address, to keep equipment + material, employee parking, NO customers

C. Project site address: _____ Town: _____

* D. Project site tax map number: 106-1-69.2

E. The project is located on property:

- within an Agricultural District containing a farm operation, or
 with boundaries within 500 feet of a farm operation located in an Agricultural District.

F. Number of acres affected by project: _____

G. Is any portion of the project site currently being farmed?

- Yes. If yes, how many acres _____ or square feet _____ ?
 No.

H. Name and address of any owner of land containing farm operations within the Agricultural District and is located within 500 feet of the boundary of the property upon which the project is proposed.

Fred & Adrienne Daniels Irrevocable Trust 14295 West Barre Road Albion

Jean F. & Cathy A. Depatie 4960 Quaker Hill Road Albion

I. Attach a copy of the current tax map showing the site of the proposed project relative to the location of farm operations identified in Item H above.

FARM NOTE

Prospective residents should be aware that farm operations may generate dust, odor, smoke, noise, vibration and other conditions that may be objectionable to nearby properties. Local governments shall not unreasonably restrict or regulate farm operations within State Certified Agricultural Districts unless it can be shown that the public health or safety is threatened.

Brent Leddon - Owner

Name and Title of Person Completing Form

7/10/22

Date

Short Environmental Assessment Form

Part 1 - Project Information

Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information			
BL Landscape			
Name of Action or Project:			
Project Location (describe, and attach a location map):			
14316 W. Barre Rd Albion, NY 14411			
Brief Description of Proposed Action:			
Use primary residence as business address, store equipment/material as needed.			
No customers enter property.			
Name of Applicant or Sponsor:		Telephone: 585-567-2951	
Brent Leddon		E-Mail:	
Address:			
14316 W. Barre Rd			
City/PO:		State:	Zip Code:
Albion		ny	14411
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation?			NO YES
If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			<input checked="" type="checkbox"/> <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other governmental Agency?			NO YES
If Yes, list agency(s) name and permit or approval:			<input type="checkbox"/> <input checked="" type="checkbox"/>
Barre Planning Board			
3.a. Total acreage of the site of the proposed action?		2.8 acres	
b. Total acreage to be physically disturbed?		_____ acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		_____ acres	
4. Check all land uses that occur on, adjoining and near the proposed action.			
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input checked="" type="checkbox"/> Other (specify): <u>Ag/Res</u>			
<input type="checkbox"/> Parkland			

5. Is the proposed action, a. A permitted use under the zoning regulations?	NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>	N/A <input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
b. Are public transportation service(s) available at or near the site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: <i>Meets Codes</i>	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____	NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____	NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>	
12. a. Does the site contain a structure that is listed on either the State or National Register of Historic Places?	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
b. Is the proposed action located in an archeological sensitive area?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
14. Identify the typical habitat types that occur on or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input checked="" type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input type="checkbox"/> Suburban			
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
16. Is the project site located in the 100 year flood plain?	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes, a. Will storm water discharges flow to adjacent properties? <input type="checkbox"/> NO <input type="checkbox"/> YES	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe: _____	<input type="checkbox"/> NO	<input type="checkbox"/> YES	

<p>18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)?</p> <p>If Yes, explain purpose and size: _____</p> <p>_____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?</p> <p>If Yes, describe: _____</p> <p>_____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?</p> <p>If Yes, describe: _____</p> <p>_____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</p> <p>Applicant/sponsor name: <u><i>Brent M Ledford</i></u> Date: <u><i>7/10/22</i></u></p> <p>Signature: <u><i>Brent M Ledford</i></u></p>		

2000
 2000
 1200
 5,200 sq ft
 Garage - 576 sq ft

Business
Area

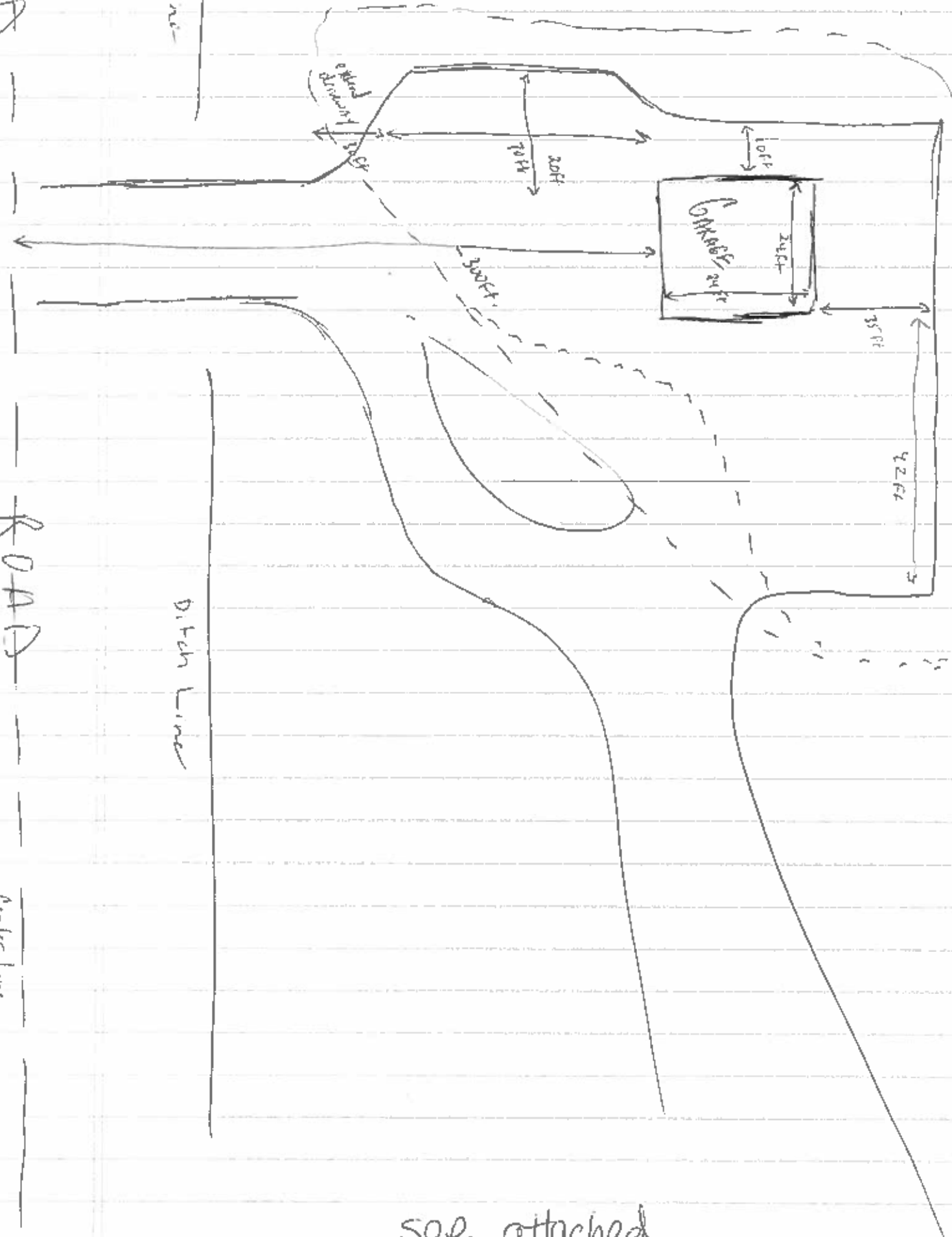
ROAD

Ditch Line

ROAD

Ditch Line

Center Line



see attached plan for more details

Equipment + Material

