

County Planning Board

- The Ontario County Planning Board is an advisory board made up of 18 volunteers from around the County. It was created by a resolution of the Board of Supervisors in 1966.

- General Municipal Law Requires Submission of Local actions on property within 500' of
 - The boundary of any city village or town
 - Boundary of any county or state park (existing or proposed)
 - ROW of existing or proposed county or state road
 - ROW for county drainage channel
 - County or state owned land with a building or institution
 - Boundary of a farm operation in a county ag district

- County Planning Board reviews the action for inter-community and county-wide" impacts.

What is an

“inter-community and county-wide consideration”?

Section 239-1 of NYS General Municipal Law Provides some guidance.

2. Intent. The purposes of this section, sections two hundred thirty-nine-m and two hundred thirty-nine-n of this article shall be to bring pertinent inter-community and county-wide planning, zoning, site plan and subdivision considerations to the attention of neighboring municipalities and agencies having jurisdiction. Such review may include in respect to the following:
 - (a) compatibility of various land uses with one another;
 - (b) traffic generating characteristics of various land uses in relation to the effect of such traffic on other land uses and to the adequacy of existing and proposed thoroughfare facilities;
 - (c) impact of proposed land uses on existing and proposed county or state institutional or other uses;
 - (d) protection of community character as regards predominant land uses, population density, and the relation between residential and nonresidential areas;
 - (e) drainage;

What is an

“inter-community and county-wide consideration”?

(Continued)

(f) community facilities;

(g) official municipal and county development policies, as may be expressed through comprehensive plans, capital programs or regulatory measures; and

(h) such other matters as may relate to the public convenience, to governmental efficiency, and to the achieving and maintaining of a satisfactory community environment.

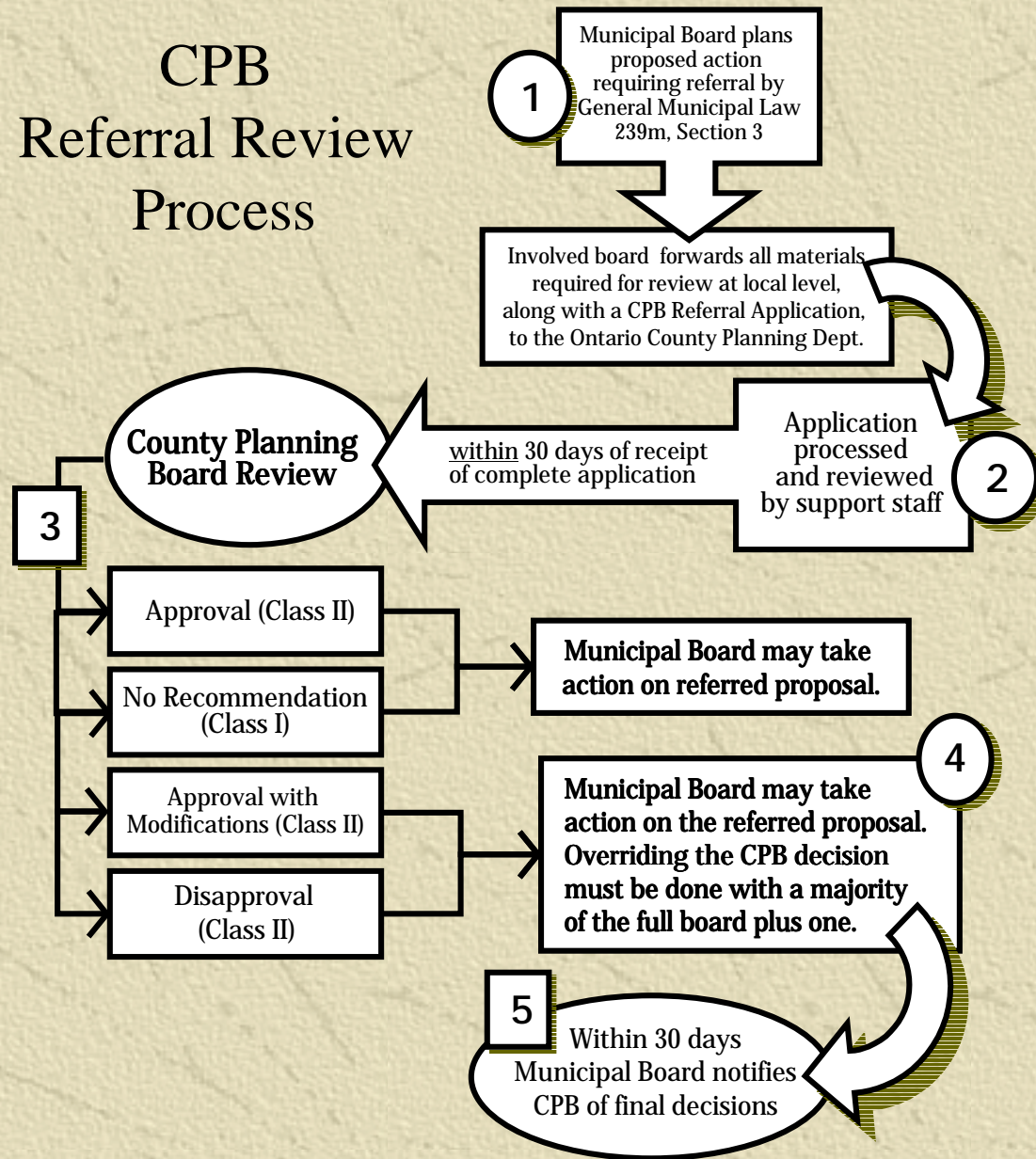
The list in 239-1 is neither mandatory nor all inclusive. The general wording of the criteria is consistent with the advisory nature of the CPB.

In the absence of a clear directive from the Board of Supervisors (comprehensive plan, etc) the CPB must finally decide what constitutes an “inter-community and county-wide consideration”

What is a Complete Application?

c) The term "full statement of such proposed action" shall mean all materials required by and submitted to the referring body as an application on a proposed action, including a completed environmental assessment form and all other materials required by such referring body in order to make its determination of significance pursuant to the state environmental quality review act under article eight of the environmental conservation law and its implementing regulations. When the proposed action referred is the adoption or amendment of a zoning ordinance or local law, "full statement of such proposed action" shall also include the complete text of the proposed ordinance or local law as well as all existing provisions to be affected thereby, if any, if not already in the possession of the county planning agency or regional planning council. Notwithstanding the foregoing provisions of this paragraph, any referring body may agree with the county planning agency or regional planning council as to what shall constitute a "full statement" for any or all of those proposed actions which said referring body is authorized to act upon.

CPB Referral Review Process



Notes:

- The 30 day review period may be extended through mutual agreement.
- The referring agency must still act on CPB decisions if they are returned at least two days before local action.
- The CPB relies primarily on the chair of the referring agency to determine if an application is complete.
- The referring agency may withdraw an application anytime during the review process.
- Pursuant to an intermunicipal agreement some applications, are no longer reviewed by the CPB (see attached list)

Ontario CPB Bylaw Revisions

- Provides for coordinated review with several County Agencies
- Catalogs existing CPB policies and related BOS resolutions.
- Defines several areas of review for referred actions
- Mandates annual review of the bylaws
- Encourages CPB to become involved earlier on in the planning process.