

Notice of Decision from the Planning Board

State of New York
County of Fulton
Town of Caroga

Date: April 17, 2019

Application Number: P2019-02

Owner: Lester L. Walker, Jr. & Kimberly M. Walker-Dailey, 3124 State Highway 29A, Gloversville NY 12078, of the property located at 3124 State Highway 29A in the Town of Caroga and identified as parcel [SBL#83.-1-7.11](#) for a Site Plan Review as per the Town of Caroga Zoning Ordinance.

Owner Desires to: use parcel commercially.

Site Plan Review required under [Article 4, Subsection II, Paragraph B](#): Commercial use is allowed by Site Plan Review only.

The Site Plan Review in the above matter was **ALLOWED** and the Application **GRANTED** with the following Site Plan conditions beyond those stipulated by any current or future state, county, or local laws, ordinances, or regulations:

1. Dates of allowed operation: June through September, Fridays through Sundays, averaging once (1) per week with an approximate total of twelve (12) events per year.
2. Allowed hours of operation: 6 PM to 1 AM.
3. Allowed average attendance: for each event an average of 400 to 700 people.

4. Required on-site parking capacity: The applicant is able to accommodate approximately 300 to 500 cars on site, The applicant has obtained permission from neighbor Mr. Scott Horton to use his 3 acre lot, which is directly next door, for additional parking. The applicant will also use cones and flares to encourage motor vehicles to slow down. The applicant will provide staff to direct the parking of cars. The applicant will provide signs indicating available parking.

The applicant will make a concerted effort to encourage attendees to park on-site instead of on public roads.

5. Sanitation: The applicant will have sufficient Porta Potty's to accommodate as many people as predicted for event.
6. Noise: The applicant will concentrate on back of property on top of hill, far from any residents. All significant sources of noise are to cease by 1 AM.
7. Description of proposed use or uses: The applicant plans to operate a rodeo for family entertainment. The applicant intends to give people of Caroga and surrounding area's a chance to live the Cowboy heritage and watch contestants compete for prize money. The applicant asserts that traffic and safety is one of the applicant's major goals in controlling for the applicant's audience and the safety of the Town of Caroga people.

Planning Board Chairman
Alan Kozakiewicz

AK/JML