



TOWN OF VAN BUREN

OFFICE OF THE TOWN CLERK/RECEIVER OF TAXES

7575 Van Buren Road
Baldwinsville, NY 13027-6706
(315) 635-3010
Fax: (315) 635-8247
clerk@townofvanburen.com

RECEIVED
JUN 11 2019
TOWN CLERK
TOWN OF LYSANDER

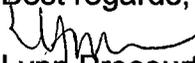
June 10, 2019

Dina Falcone, Town Clerk
Town of Lysander
8220 Loop Road
Baldwinsville, NY 13027

Enclosed please find a public hearing notice for a proposed zone change from R-40 to PUD to allow for the construction of 193 homes. The hearing is June 18, 2019 at 7:00 pm at the Van Buren Town Hall.

This zone change is for the property currently known as Seneca Golf Course, across the river from Town of Lysander.

Please contact me if you need additional information.

Best regards,

Lynn Precourt
Town Clerk

RECEIVED
JUN 11 2019
TOWN CLERK
TOWN OF LYSANDER

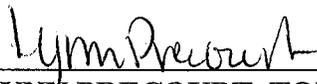
**NOTICE OF PUBLIC HEARING
TOWN OF VAN BUREN**

NOTICE IS HEREBY GIVEN that there has been presented to the Town Board of the Town of Van Buren, New York, on June 4, 2019, proposed Local Law No. E for the year 2019, "A Local Law to Rezone Property described in the attached Schedule "A" and located at 7360 State Fair Boulevard, Tax Map No. 064.-03-01.1, in the Town of Van Buren from Residential-40 (R-40) to Planned Unit Development (PUD) and Approving the Seneca Neighborhood PUD Zoning Plan." If enacted, said Local Law will result in amending the Zoning Map of the Town of Van Buren to change the zoning use designation of certain lands from Residential-40 (R-40) to Planned Unit Development (PUD) and approve a development plan for the Seneca Neighborhood PUD. The full text of said Local Law is on file at the Town Clerk's Office at the Town Hall located at 7575 Van Buren Road in the Town of Van Buren for inspection by all interested persons during regular business hours.

NOTICE IS FURTHER GIVEN that on June 4, 2019, the Town Board determined that this proposed Local Law is a Type I Action pursuant to the State Environmental Quality Review Act and a negative declaration was adopted at that time.

NOTICE IS FURTHER GIVEN that the Town Board will hold a public hearing to consider proposed Local Law E-2019 at the said Town Hall on June 18, 2019, at 7:30 p.m., or as soon thereafter as the matter can be heard, at which time all persons interested will be heard.

DATED: June 4, 2019



LYNN PRECOURT, TOWN CLERK

SCHEDULE "A"

All that tract or parcel of land situate in the Town of Van Buren, County of Onondaga and State of New York and being part of Lots 15, 23 and 43 in said Town and being more particularly bounded and described as follows:

Beginning at the intersection of the centerline of New York State Route No. 48 with the north line of Seneca Knolls, Section D as shown on a map of said tract filed in the Onondaga County Clerk's Office as map No. 3952; thence $N42^{\circ}22'47''W$, along said centerline, a distance of 476.00 feet to an angle point therein; thence $N42^{\circ}50'59''W$, along said centerline, a distance of 640.03 feet to the southerly corner of a parcel of land described in a deed to Trapp and Evans, recorded in said Clerk's Office in Book of Deeds 4750 at page 115; thence $N55^{\circ}34'02''E$, along the southeast line of said parcel and through an iron pipe near said centerline, a distance of 385.49 feet to an iron pipe at the east corner of said parcel; thence $N38^{\circ}57'43''W$, along the northeast line of said parcel and the northeast line of a parcel of land described in a deed to Capria recorded in said Clerk's Office in Book of Deeds 4744 at page 823, a distance of 199.25 feet to an iron pipe at the east corner of said Capria parcel; thence $S55^{\circ}34'06''W$, along the northwest line of said Capria parcel, a distance of 390.00 feet to said centerline; thence $N38^{\circ}02'17''W$, along said centerline, a distance of 150.00 feet to an angle point therein; thence $N37^{\circ}56'27''W$, along said centerline, a distance of 324.05 feet to the northwest line of lands described in a deed to Route Forty-Eight Corp. recorded in said Clerk's Office in Book of Deeds 2543 at page 685; thence the following five courses and distances along said northwest line: 1. $N57^{\circ}47'53''E$, a distance of 113.50 feet; 2. $N37^{\circ}52'49''W$, a distance of 78.03 feet to an iron; 3. $N52^{\circ}45'02''E$, a distance of 239.00 feet; 4. $N34^{\circ}22'18''W$, a distance of 135.85 feet to an iron; 5. $N50^{\circ}51'18''E$, a distance of 925.86 feet to an iron pipe on the southwesterly line of Van Ness Road South; thence $N46^{\circ}07'17''W$, along said southwesterly line a distance of 177.09 feet; thence $N86^{\circ}21'07''E$, across said road, a distance of 135.58 feet to the southwest line of lands of the Erie-Lackawanna Railroad Co.; thence $S46^{\circ}07'17''E$, along said southwest line, a distance of 1043.26 feet to a point of curve; thence southeasterly on a curve to the left having a radius of 6589.40 feet, a length of arc of 668.96 feet to a railroad monument at the point of tangency; thence $S51^{\circ}56'17''E$, a distance of 15.59 feet to the northerly corner of Lot 2, Seneca Golf Course as shown on a map by Applied Earth Technologies, Stephen Sehnert, Land Surveyor filed in the Onondaga County Clerk's Office as map No. 12262; thence $S45^{\circ}39'08''W$, along the northwest line of said lot, a distance of 68.99 feet to the westerly corner of said lot; thence $S45^{\circ}47'34''E$, along the southwesterly line of said lot, a distance of 435.00 feet to the south corner of said lot; thence $N45^{\circ}39'08''E$ along the southeasterly line of said lot, a distance of 115.97 feet to the east corner of said lot and the southwesterly line of said railroad; thence $S51^{\circ}56'17''E$, along said railroad, a distance of 1217.30 feet to a widening in said railroad lands; thence $S03^{\circ}26'17''E$, a distance of 22.03 feet; thence $S51^{\circ}56'17''E$, a distance of 115.29 feet to the easterly extension of the north line of Seneca Knolls, Section C as shown on a map of said tract filed in said Clerk's office as map No. 3893; thence $S86^{\circ}13'53''W$, along said extension and the north line of Seneca Knolls sections C and D, a distance of 2380.82 feet to the point of beginning.

Excepting therefrom a small triangular parcel in the westerly corner of the above described parcel appropriated by the People of the State of New York as Parcel No. 29, Map No. 26 and recorded in said Clerk's Office in Book of Deeds 2033 at page 376.

Further excepting therefrom all that tract or parcel of land situate in the Town of VanBuren, County

of Onondaga and State of New York, being part of Farm Lot 15 of said town and more particularly described as Lot 1 Seneca Golf Course according to a map made by J. Stephen Sehnert, LLS, dated June 22, 2016 and filed in the Onondaga County Clerk's Office on October 13, 2016 as Map No. 12262.