

**Tax Map ID#023.-02-24.0**

**NOTICE OF HEARING**

**PLEASE TAKE NOTICE** that pursuant to Section 148-9, 148-12, 148-13, 148-14, 148-15, 148-16, 148-18, 148-20, 148-21, 148-29, and 148-36 of the Zoning Law of the Town of Skaneateles and Section 274-a and 274-b Town Law of the State of New York, the Planning Board of the Town of Skaneateles will hold a Public Hearing on the application of Nathan Card/Card Mowing LLC for a Special Permit.

The applicant proposes construction of an additional storage building, extend the driveway, and add an outside storage bin area.

The property in question is located at 4440 Jordan Road in the Town of Skaneateles, New York and bears Tax Map ID#023.-02-24.0.

A copy of the application is available for inspection at the Town Hall, 24 Jordan Street, Skaneateles, New York.

**SAID HEARING** will be held on *Tuesday, December 20, 2022 at 6:30 p.m.* at the Town Offices, 24 Jordan Street, Skaneateles, New York or electronically as required by local and/or Executive Orders applicable to COVID 19. At that time all persons will be heard or have an opportunity to provide written comment on this application.

Donald Kasper, Chair  
Planning Board -Town of Skaneateles  
Dated: December 7, 2022

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**EGGLESTON & KRENZER ARCHITECTS, PC**  
The Trolley Bldg  
1391 East Genesee Street  
Skaneateles, New York 13152

November 7, 2022

Town of Skaneateles Planning Board  
24 Jordan Street, Skaneateles, NY 13152

Re: Nathan Card, Card Mowing LLC - Minor Site Plan Review Amendment  
4440 Jordan Road - Tax Map # 023.-02-24.0

### **NARRATIVE**

The property at 4440 Jordan Road is 471,21 SF, has 278.2 ft of road frontage on Jordan Road in the IRO District. The property was developed for the Card Mowing, a Service Business in 2014 with the construction of a 5,227 SF heated building, 3,200 SF unheated storage building and a 40 ft x 80 ft concrete slab with bins for landscape material storage. The site has a tarvia driveway and gravel parking area, septic system and large stormwater bio swale area adjacent to Jordan Road. The site is served by Town water. In 2021, a Major Special Permit Amendment was approved to add two 40 ft x 80 ft storage barns (one heated). The ISC is 24.4% and the TSC 24.6%. Total building footprint is 14,917 SF.

This application is to construct a 60 ft x 160 ft unheated storage building on the south side of the property and a 34 ft x 120 ft outdoor storage bin just east of the existing building and expand the driveway area accordingly. The total building footprint will be 24,517 SF. The ISC will be 31.9% and TSC will be 32.3 %..

The new buildings will have stone drainage strips under the eaves. Similar to the last expansion, a 10 ft wide stone lined ditch will manage the storm water from the new driveway to disperse it at the bottom of the sloped lawn. One LED flood lights on motion detectors, dark-sky compliant, will be located on the north side of the building. The operation of the site will remain the same in that employees report to the site, park and then take company vehicles to their work sites. Company vehicles and equipment are stored inside with landscape materials such as mulch, stone and topsoil are stored outside in bins. The area disturbed will be less than one acre. Silt fence will be used for erosion control during construction.

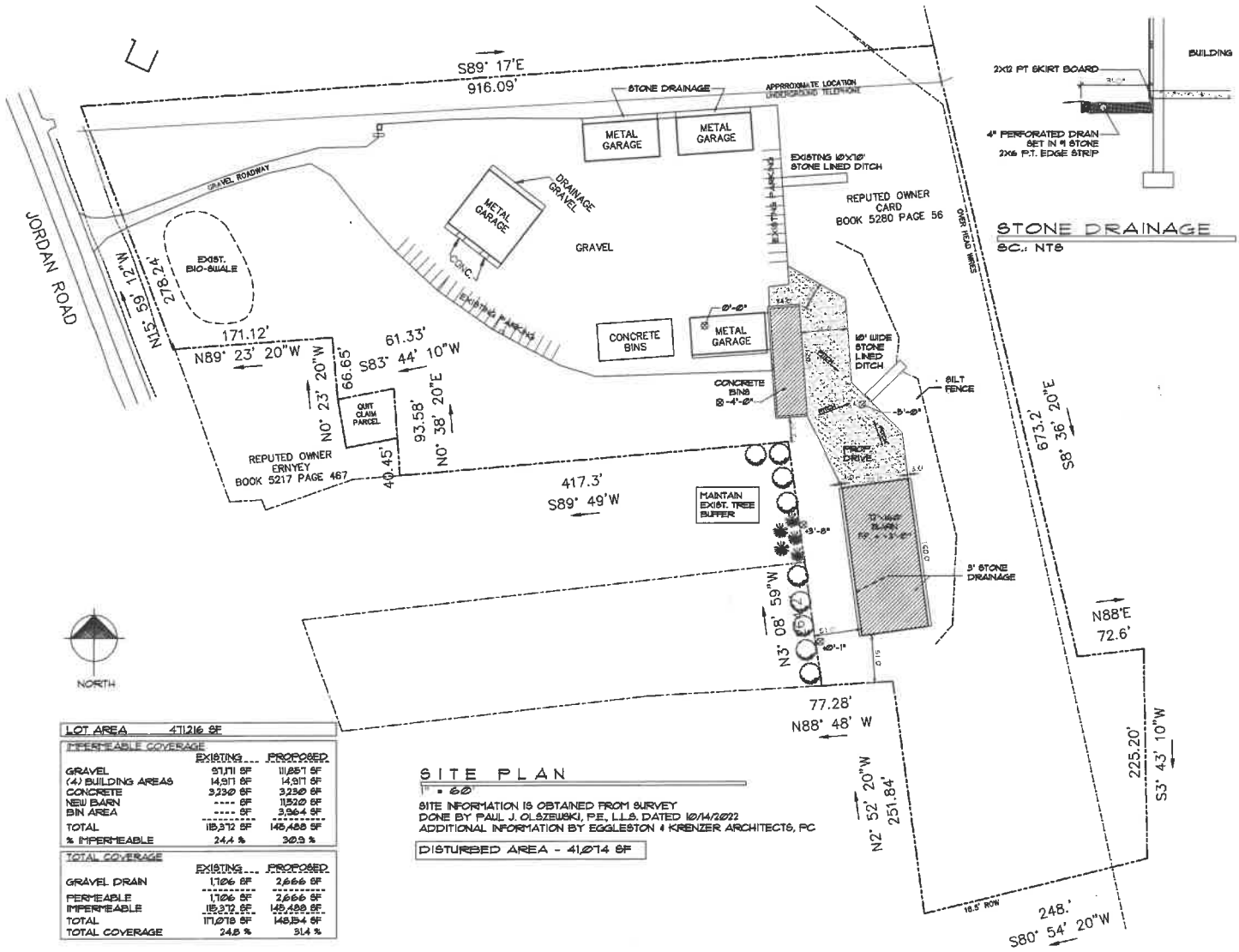
### **CONSTRUCTION SEQUENCE**

- 1) Install silt fence, maintain during construction.
- 2) Remove brush and trees for expanded area and level off the area.
- 3) Place stone base for parking, driveway and building areas. Construct stone lined ditch from driveway area, seed and mulch disturbed areas. Water during dry periods.
- 4) Drill holes for post frame structures. Erect pole barn.
- 5) After siding, and trim are complete, box in drainage strips under the eaves.
- 6) Pour concrete pads for outdoor storage areas.
- 7) Box in final parking area, finish grading, spread topsoil, seed, plant landscape and mulch.
- 8) After lawn is established, remove silt fence, patch disturbed areas.

(315) 685-8144

*Member of the American Institute of Architects*

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LOT AREA		41216 SF	
IMPERMEABLE COVERAGE			
	EXISTING	PROPOSED	
GRAVEL	9771 SF	11,887 SF	
(4) BUILDING AREAS	14,971 SF	14,971 SF	
CONCRETE	9,230 SF	3,230 SF	
NEW BARN	----	1,520 SF	
BIN AREA	----	3,364 SF	
TOTAL	18,272 SF	48,408 SF	
% IMPERMEABLE	24.4 %	30.9 %	
TOTAL COVERAGE			
	EXISTING	PROPOSED	
GRAVEL DRAIN	1,706 SF	2,666 SF	
PERMEABLE	1,706 SF	2,666 SF	
IMPERMEABLE	18,272 SF	48,408 SF	
TOTAL	17,078 SF	48,374 SF	
TOTAL COVERAGE	24.8 %	31.4 %	

**SITE PLAN**

SCALE = 60'

SITE INFORMATION IS OBTAINED FROM SURVEY  
DONE BY PAUL J. OLSZEWSKI, P.E., L.L.S. DATED 12/14/2022  
ADDITIONAL INFORMATION BY EGGLESTON & KRENZER ARCHITECTS, PC

**DISTURBED AREA - 41,274 SF**

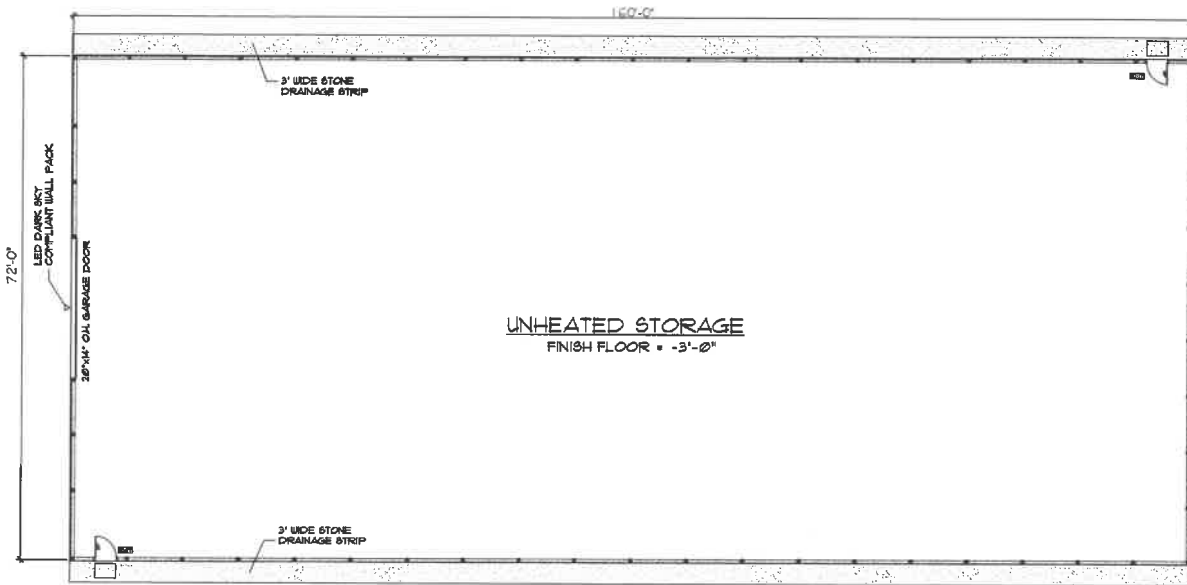
**SITE PLAN:**  
NATHAN CARD  
JORDAN ROAD  
TN. OF SCANTLELES, NY

**architect**  
EGGLESTON & KRENZER, ARCHITECTS PC  
105 W. GARDNER STREET  
SCANTLELES, NY 13152  
(315) 685-0144

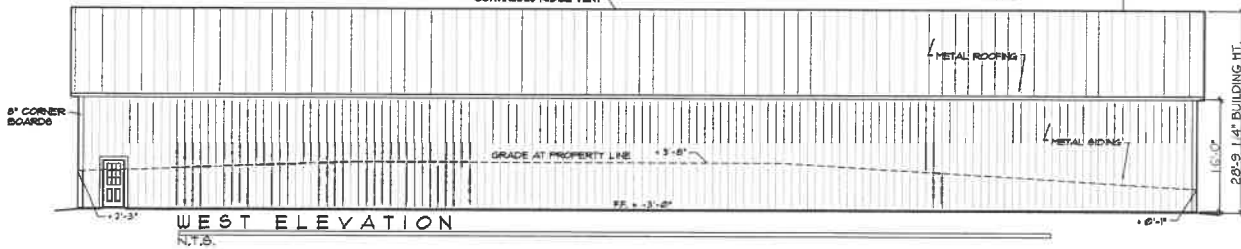
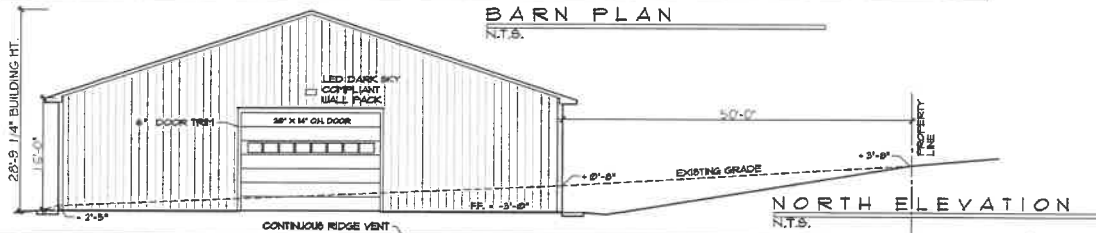
PROJ: 21001

DATE:  
7 NOV 2022  
1 DEC 2022

**1 OF 2**



SPOT GRADES:  
EXISTING S.E. BARN  
FLOOR IS +0'-0"



**CARD MOWING LLC**  
NATHAN CARD  
4440 JORDAN ROAD  
TN. OF SKANEATELES, NY

**architect**  
EGLESTON & KREUZER, ARCHITECTS PC  
139 E. EAST GERESSE STREET  
SKANEATELES, NY 13152  
(315) 655-0144

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