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## TOWN OF LERAY – COMPREHENSIVE PLAN

### **ACKNOWLEDGEMENTS**

#### **THE TOWN OF LERAY**

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William R. Jesmore, Councilman  
Mark W. Thompson, Councilman  
Karl Vebber, Councilman \*

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### **SPECIAL THANKS TO:**

The residents of the Town of LeRay  
Carthage and Indian River Central Schools  
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Villages of Black River and Evans Mills  
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Fort Drum  
Jefferson County Planning Department

## **EXECUTIVE SUMMARY**

The Town of LeRay Comprehensive Plan will guide decision making in the town for years to come. The plan is the outcome of public input by town residents and stakeholders and represents a vision for how the town should grow and change in coming years. Proactively planning for change is an important theme of this plan, as expansion and activity on Fort Drum will likely continue to influence the town for years to come. In recent years, growth rates have picked up in the town as new housing and commercial uses have clustered along Route 11, near the main entrances to the fort. Leveraging growth today, to ensure that the Town of LeRay is a place to be proud of tomorrow, is a key element of this plan. Main plan recommendations and ideas are summarized as follows:

- *Ensure that New Growth Yields High Quality Places to Live and Work*

The plan acknowledges that development pressures on LeRay are likely to continue in the coming years. The plan views growth as an opportunity to create and enhance the quality of life in LeRay. Strategies range from revisions and review of the town's zoning and development regulations, to developing plans and policies for high growth areas – such as the Routes 342 & 11 Focus Area, to ensure that incremental growth ultimately adds up to the kind of place in which town residents want to live and work. High quality living environments also pair well with community facilities and recreational amenities such as parks and trails. As such, the plan explores how such amenities could be provided in a phased manner, in conjunction with new growth in a cost effective and efficient manner.

- *Maintain the Rural Character of LeRay's Landscape*

Town residents have expressed a desire to see the town's rural character preserved. The plan sets forth strategies for preserving rural character by supporting farmers and helping them to continue farming in the town, and for arranging new development in the town in a manner that respects and preserves the town's cherished character. The plan also encourages development to concentrate in places where it is already taking place, thereby reducing pressures on less developed, agricultural areas of town.

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- *Create Settings for Economic Activity and Growth*

The world is an increasingly mobile one in which people can choose where to live and work based on a desire for a high quality-of-life. Creating settings for economic activity that will draw employers and investment is therefore a key goal of this plan. The plan sets forth strategies for maintaining and enhancing key economic corridors of the town. Anticipating change with respect to the planned Fort Drum Connector, the plan establishes a vision for development in this area that will yield long-term benefits for the town. The plan also looks at ways in which the town can provide services more efficiently, as well as cut energy costs and save money in the long run by adopting environmentally friendly practices. Lastly, the plan addresses the need for the town to position itself as a premier residential community by creating high quality neighborhoods that promote pedestrian access and provide for a wide variety of housing options to suit varied lifestyles, age cohorts, and incomes.

- *Partnering with Fort Drum*

The plan acknowledges the close and symbiotic relationship between Fort Drum and the Town of LeRay and sets forth strategies for how the two can partner together on shared goals and outcomes.

The concepts above are woven into the pages and ideas that follow.