

TOWN OF MIDDLESEX

PLANNING BOARD

Minutes May 4, 2011, 7pm

Board Members Present: Marty DeVinney, Chair; John Gilbert, Robert Mincer, Lynn Lersch, Bruce St. Lawrence, Dawn Kane, CEO

Also present: Rocco Venezia, Erin Joyce of Venezia & Assoc.; Mr. Jeff Bagley, Mr. Richard Osgood, P.E. Mr. Todd Nellis

Agenda: Site Plan Review:

- App. # 071410-SPR: Mr. Rocco Venezia, agent for owner Dr. Jay Yates of 708 East Lake Road, (LR) for the purpose of determining approval of revised Site Plan with NYSDOH approval of septic for a Single Family Residence.
- App. # 33011-SPR: Mr. Jeff Bagley, agent for Middlesex Baptist Church, West Ave. (HR) for the purpose of determining approval for Site Plan revisions for excavation and retainment of site embankment for the construction of a Church Activity Center.
- App. # 32311-SPR: Mr. Wayne Warren, owner requests Minor Subdivision of land.
- App. # 33111-SPR: Mr. Patrick Dimpfl, owner of property at Underwood Hill Rd; (A/R); Board determination of Site Plan Conditions on driveway specs to access Single Family Residence

Chairman Devinney opened the meeting at 7:15pm

Board moved to approve Draft Minutes 10/19/10, 2/16, 3/16, 4/06, and 4/20/11. The motion was made by Mr. Gilbert and seconded by Mr. Mincer. Motion carried with all Board Members present in favor.

Board deferred determination on applications #32311 and 33111-SPR due to applicant not appearing.

Site Plan Review:

- App. # 071410-SPR: Mr. Rocco Venezia, agent for owner Dr. Jay Yates of 708 East Lake Road, (LR) CEO, Dawn Kane stated the application had revised their construction schedule and were planning to start construction of the Single Family Residence next year.

Applicant Rocco Venezia stated they had received County Site Plan approval and NYSDOH septic approval. In addition, all matters of site revisions had been resolved. A motion by Board Member Lersch to approve the application was seconded by Board Member St. Lawrence. Motion carried with all members present in favor.

- App. # 33011-SPR: Mr. Jeff Bagley, agent for Middlesex Baptist Church, West Ave. (HR)

CEO, Dawn Kane stated this application had received County approval on April 28th.

Mr. Richard Osgood, P.E., and Mr. Jeff Bagley, agent for the Church presented site map revisions for embankment excavation utilizing the east wall of the building as a retaining wall and benching in the soil, grading the slope by

taking off the overburden and keeping all soil onsite.

After discussion about site parking, drainage, and storm water run-off, a motion to approve was made by Board Member Mincer and seconded by Board Member Gilbert. The motion carried with all Members present in favor. None opposed.

Board advisement was requested from Code Enforcement Officer, Dawn Kane on request from the Middlesex Ambulance Corps on 817 Rte. #245 for a waiver of Site Plan Engineered Stamped Plans to reduce funding costs for plans to construct a new building within the same footprint. Agent for the Corps, Mr. Todd Nellis presented a short summary of the project, citing original decision to use Architect Clark Paterson to draw plans, and Corps decision to request a waiver of Engineered Stamped Plans of the Town of Middlesex for the purpose of reducing funding cost. Instead they would be using plans drawn up by Mr. Jerry Hoover, a local CEO. Mr. Nellis submitted these plans along with manufacturer's compliance data for Board review.

After short discussion, board members requested time to seek legal advisement and requested the Ambulance Corps to submit a copy of the letter that the builder had requested from the engineering firm indicating that they had reviewed the submitted drawings of the building plans.

Board member Lersch made a motion to also request State advisement from NYS Code Officer, Mr. Thompson. After a short discussion by the Board, member Lersch withdrew her motion and further review for determination was deferred until Site Plan Review was completed on May 18th and County review was completed on the 26th.

Code Enforcement Officer Dawn Kane reported to the Board that during the most recent flooding storm event and all the damage South Lake Road residences incurred, the O'Brien site on So. Lake Road did not fail. Ms. Kane stated that this was in part due to the board's and the Town Engineer's multiple reviews of the site and multiple requests for revision. Ms. Kane also stated that a review of stormwater events as they impact paved or gravel driveways on steep slopes was currently in progress by the Canandaigua Lake Watershed Council. It was advised by the Watershed that additional drainage systems, diversion swales, and catch basins be introduced whenever possible to help optimize storm water runoff during storm events.

Next Meeting Agenda:

Conditional Board Determination of Mr. Dimpfl's driveway pass lane and turnaround on Underwood Hill Road after advisement by the Fire Dept; Middlesex Ambulance Corps, 817 Rte. #245; Site Plan Review of Mr. Dan and Kirsten Mahar's property at 968 So. Lake Road for site revisions and septic (LR); Site Plan Review of Minor Subdivision of Mr. Wayne Warren of 1828 Shay Road (A/R).

A motion to adjourn was made by Member Lersch and seconded by Member St. Lawrence. Motion carried with all Board Members in favor. Meeting adjourned at 8:57p

Minutes submitted by L. Lersch/Revisions to: LSammy5@frontiernet.net