

TOWN OF MIDDLESEX
PLANNING BOARD

Minutes – June 20, 2012, 7pm

Board Members present: Marty DeVinney, Chair; John Gilbert, Lynn Lersch, Robert Mincer, Bruce St. Lawrence

Others Present: Ms. Debbie Samardjian, Mr. Gary Hoffman, Mr. Jeremy Fields, Ms. Peggy Ruscio, Mr. Donald Sheive, Mr. and Mrs. Ted Carman, Mr. Steven Faulkner, Mr. Michael Montalto, Mr. James Fonzi

Agenda:

1. Site Plan Reviews:

Application #060612-SPR/ Ms. Wendy Meagher of Meagher Engineering, representing agent for Mr. David Rusin and Mrs. Lori Farr-Rusin requests Site Plan Approval for repair of an 8 ft. Retaining Wall and proposed driveway parking space at 1217 S. Lake Rd. (LR); Application # 41112-SPR/Mr. James Fonzi, represented by Mr. Michael Montalto of Parrone Engineering, requests Site Plan Review of map revisions for proposed 3 bedroom dwelling & site development at 5980 Widmer Rd., (LR).

2. Other Business:

Local Law # 3 of 2011 for Moratorium and Prohibition of Natural Gas and Petroleum Exploration and Production Wastes within the Town of Middlesex – (6) month extension/date change

3. Office of Code Enforcement – Site Plan Review Advisement

Mr. James Spellman requests permit to install a dry-laid 36' x 36' retaining wall and 14' golf cart parking space on property at 6364 Glenn Cove Drive, (LR)

Meeting came to order at 7:15p

Chairman DeVinney opened up the floor to Site Plan Reviews.

1. Application #060612-SPR/Ms. Wendy Meagher of Meagher Engineering, representing agent for owners Mr. & Mrs. David Rusin of 1217 S. Lake Rd., (LR). Applicant withdrew their request for Site Plan Review.
2. Application #41112-SPR/Mr. James Fonzi requests Site Plan Review of map revisions and Town Engineer review for proposed new construction of dwelling and site development at 5980 Widmer Rd., (LR)

Board Member St. Lawrence summarized the status of the project referencing comments from Lu Engineer review letter dated June 14, 2012.

Missing components to the Site Plan Review detailed the following:

- a. 2E/ Sizing of stone material
- b. 2F/ Reference to the minimum # of anchors for builder clarification
- c. Drawing C-4: remove drafting line in cross-section, and extra water run-off due to steep grade of slope
- d. Forward copy of revisions to Code Enforcement Officer for her record.

Board Member Lersch stated that due to the Code Enforcement Officer being not in attendance that it was important to note that even though Lu Engineer's review intimated (re: #29) that foundation and installation inspections were the responsibility of the Town, this should not fall on the Town's Code Office due to the complexity of the project and site development and instead should fall to an outside engineer's inspection review.

Board Member Lersch entertained a motion to request a Public Hearing to review the project with other Widmer Rd. residents and nearby community. The Board moved to hold a public hearing and after a short discussion decided due to holiday deadlines, it would be pertinent to hold it on July 18th. Board Member Gilbert seconded the motion and all Board Members voted in favor. The motion carried.

Chairman DeVinney stated that the SEQR EAF assessment would be reviewed again at the July 18th meeting after the application was deemed to be complete.

Mr. Fonzi requested of the Board to state the current timeline of completion for the Draft Steep Slope Law. The Board stated they speculated it to be in September at the earliest.

Other Business:

1. Extension of Local Law # 3 of 2011 for Moratorium and Prohibition of Natural Gas and Petroleum Exploration and Production Wastes within the Town of Middlesex for a (6) month extension.

The Planning Board voted to change a typographical error in the Resolution voted through by the Town Board by request of Town Attorney Elaine Espenscheid and Supervisor Multer. Board Member Lersch made a motion to amend the resolution on the floor and Board Member Gilbert seconded the motion. The correction would read, "hereby extended for an additional term of six (6) months beginning September 27, 2012 through March 27, 2012. All Board Members present voted in favor of the motion to amend as read. Motion carried. Board Member Lersch stated that it would be reviewed by the Yates County Planning Board on June 28th and then sent to the Town Board for determination of a Public Hearing date.

2. The Planning Board moved to determine that Mr. James Spellman's project, at 6364 Green Cove Drive, did not need Planning Board Review. Board Member Gilbert moved to waive Site Plan Review and Board Member Mincer seconded the motion. Motion carried with all Board Members in favor.

After a short discussion with those in attendance referencing the Draft Steep Slope Law and revisions pending after meetings with concerned residents, a motion to adjourn was entertained by Chairman DeVinney. Board Member Gilbert made the motion and it was seconded by Board Member Mincer.

Meeting adjourned at 8:30pm

Draft Minutes submitted by L. Lersch/revisions to: LSammy5@frontiernet.net
Approved minutes: July 5, 2012