

WILLIAMSON PLANNING BOARD

Meeting Minutes January 6, 2015

APPROVED

Present:

J. Ferrante	D. Hoffman, Alternate
J. Fox	J. Willis
A. Reid	
R. Stevens, Alternate	
T. Wozniak, Chair	

Also in attendance: D. Patterson, C. Hance, N. Martin, V. Hresent, E. Means, T. Parsons, J. May

The **Work Session** was opened at 7:00 p.m. by T. Wozniak. Agenda items were reviewed and discussed. Materials were distributed.

The **Planning Board Meeting** was opened at 7:31 p.m. by T. Wozniak.

The Motion was made to appoint R. Stevens as a voting member for the January 2015 meeting. Motion carried.

The Motion was made to approve the Minutes of the December 2, 2014 Planning Board Meeting as written. Motion carried.

AGENDA

➤ **Agenda Item #1**

Application for Subdivision of Land Review per Town of Williamson, Town Code, Chapter 152, Article III, Section 152-8 for Christopher Hance of PO Box 78, Pultneyville, NY 14538. Applicant desires to subdivide an existing 24.19-acre site on the east side of Maken Road into two parcels. Property is owned by applicant and is zoned A-1 (Agricultural).

Public Hearing opened.

The application has been approved by the Watershed Management Advisory Council. The map and materials were reviewed. There are currently no special plans for the property. T. Wozniak asked if there were any questions, comments, and/or concerns. There were none.

The Public Hearing was closed.

The Motion was made to approve the Application for Subdivision of Land Review per Town of Williamson, Town Code, Chapter 152, Article III, Section 152-8 for Christopher Hance of PO Box 78, Pultneyville, NY as presented. Motion carried.

➤ **Agenda Item #2**

Application for Site Plan Approval per Town of Williamson, Town Code, Chapter 178, Article VI, Section 178-83 for Joseph DiGravio of 6079 Lincoln Road, Ontario, NY 14519. Property is 2.60 acres located on the west side of Salmon Creek Road north of 7071 Salmon Creek Road, is owned by the applicant, and zoned A-1 (Agricultural).

T. Wozniak first explained that this item needed to go before the Watershed Management Advisory Council for final approval.

Public Hearing opened.

There was no previous structure located on this parcel. The septic on the property belongs to the adjacent property and will remain as is on the property until problems arise at which time it will be relocated to the property adjacent or will be abandoned at the expense of the adjacent property owner. The current parcel is 2.6 acres.

T. Wozniak asked for questions, comments, and/or concerns. There were none.

The Public Hearing was closed.

The Motion was made to approve the Application for Site Plan Approval per Town of Williamson, Town Code, Chapter 178, Article VI, Section 178-83 for Joseph DiGravio of 6079 Lincoln Road, Ontario, NY as presented pending approval by the Watershed Management Advisory Council, with the added stipulation that the septic on the property which belongs to the adjacent property will remain as is until problems arise at which time it will either be relocated to the property adjacent or will be abandoned; either at the expense of the adjacent property owner. Motion carried.

➤ **Agenda Item #3**

Application for Special Use Permit per Town of Williamson, Town Code, Chapter 178, Article III, Sections 178-10 and 178-62, for Viola Homes dba Renewable Rochester of 780 Ridge Road, Webster, NY 14580. Applicant desires to install a photovoltaic system at 7304 Stoney Lonesome Road, Williamson, NY. Property is owned by James & Carol May of 7304 Stoney Lonesome Road and is zoned A-1 (Agricultural).

Public Hearing opened.

Additional information was distributed. There will be 30 panels installed on the east side of the barn on the top part of the gambrel, on the opposite side of the road and will not be visible from the road. The panels will lay flat on the roof – not raised. The intent is to have them installed in the spring of 2015. There is currently electric in the barn and the box will be housed in the garage, which is attached to the garage. The parcel including the house and the barn consists of 62 acres. The barn roof is a shingled roof which will be re-shingled prior to the installation of the panels. J. May noted that the barn was built in 1848. The panels are sun powered panels and are rated for 2 inch hail and high winds. They are individually replaceable with a 25 year warranty.

T. Wozniak asked if there were questions, comments, and/or concerns. There were none.

The Public Hearing was closed.

The Motion was made to approve the Application for Special Use Permit per Town of Williamson, Town Code, Chapter 178, Article III, Sections 178-10 and 178-62, for Viola Homes dba Renewable Rochester of 780 Ridge Road, Webster, NY to install a photovoltaic system at 7304 Stoney Lonesome Road, Williamson, NY as presented with no further fees to be assessed. Motion carried.

Intra Board

Complete Streets discussion – T. Wozniak distributed a draft for a Williamson Complete Streets Policy and asked that Planning Board members review it and forward input back to him by Friday, January 9. This will then be presented to the Town Board.

The Motion was made to adjourn the Planning Board Meeting at 8:31 p.m. Motion carried.

Respectfully submitted,

Joanne Greaney