

WILLIAMSON PLANNING BOARD

Meeting Minutes June 1, 2010

APPROVED

Present:

T. DeMarree, Chair
G. Ehresman
J. Ferrante
J. Fox
D. Hoffman, Alternate
J. Willis

Absent:

E. Loveman, Alternate

The **Work Session** was opened at 7:00 p.m. by T. DeMarree.

Copies were distributed and materials were reviewed. The Agenda Items for the meeting were reviewed.

The **Planning Board Meeting** was opened at 7:30 p.m. by T. DeMarree.

A Motion was made to approve the Minutes of the May 4, 2010 Planning Board Meeting as written. Motion carried.

AGENDA

➤ **Agenda Item #1**

Michael & M.A. Dailor, 61 Orchard Park, Rochester, NY

- Asking for exemption from further review at this time for a two lot subdivision at 4641 Spinnaker Lane (private road off Lake Road)
Maps available

Mr. Shelley was present.

Property has a private drive; the question was raised as to where the actual driveway will be placed as there is currently no existing driveway for the property. Planning Board members made the recommendation of a driveway and would like to see this incorporated in the plan.

Discussion included:

- Park-like setting will be retained by owner
- Currently a seasonal property
- Lots do conform to Zoning

- Garage and pump house will remain on the property with no plans to remove either
- Will require variance from the Zoning Board
- Property does have a septic system
- Lot #1 is for sale

T. DeMarree asked if there were any questions or concerns. The right-of-way is in question and Planning Board members questioned the horse-shoe/"U" shape design.

The Motion was made to grant an exemption from further review at this time for a two lot subdivision at 4641 Spinnaker Lane (private road off Lake Road) as requested. Motion carried with two (2) members opposing.

T. DeMarree will complete the SEQR.

➤ **Agenda Item #2**

Zoning Board referral for site plan review – Appeal No. 775; Dennis VanStrien, 4715 Congdon Road, Williamson

- Applicant is requesting a Special Use permit for construction of a labor camp; property is owned by the applicant and is located on 4715 Congdon Road, Williamson, NY

Structure will consist of a 24 person labor camp located behind the current structure and will be a more modern structure. Building will include a waste water treatment system and 5 parking spaces for laborers. Structure will be 36 x 72 feet and is 410 feet from road. PERK test (x 2) has been completed. Site plan will be proposed to the State Health Department.

T. DeMarree asked if there were questions or comments. The question was raised regarding the number of parking spaces. There is currently no Code regarding the issue. The driveway is stone and it was discussed that if warranted, could be expanded to the South.

The inside of the structure was reviewed and conforms to State Code.

The Motion was made to approve the site plan review and refer back to the Zoning Board for final approval. Motion carried.

Intra Board

Discussion regarding a Democrat and Chronicle article (May 24) regarding Open Spaces / Parma.

Discussion regarding a DEC article in the Wayne County Times (May 30) regarding Williamson drainage issues.

Charrette update and discussion regarding the revitalization grant and improvements.

Discussion regarding Training; 2010 Summer Planning and Zoning School, July 22, SUNY Geneseo; Towns and Topics, May/June 2010. T. Demarree, J. Fox and J. Willis plan to attend.

The Motion was made to adjourn the Planning Board Meeting @ 8:10 p.m. Motion carried.

Respectfully submitted,

Joanne Greaney