

# WILLIAMSON PLANNING BOARD

## Meeting Minutes October 6, 2015

**APPROVED**

### **Present:**

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

### **Absent:**

T. Wozniak, Chair

Also in attendance: B. Kline, M. Sponable, G. Bell, M. Orcutt, R. & J. Eaton

The **Work Session** was opened at 7:00 p.m. by J. Fox. Agenda items were discussed and materials reviewed.

The **Planning Board Meeting** was opened at 7:30 p.m. by J. Fox, Acting Chair in the absence of T. Wozniak.

**The Motion was made to appoint R. Stevens as a voting member of the October 6, 2015 Planning Board Meeting. Motion carried.**

**The Motion was made to approve the Minutes of the September 1, 2015 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 and Site Plan Approval per Town of Williamson, Town Code, Chapter 178, Article VI, Section 178-83 for Reginald & Jacqueline Eaton of PO Box 360, Williamson, NY 14589. Applicants desire to subdivide existing 10.10-acre parcel at 5901 Route 21 into two parcels for new residential construction. Property is owned by Reginald Eaton & Craig Eaton of PO Box 360, Williamson, NY, and is zoned R-1 (Residential).

Reginald and Jackie Eaton were present.

The Public Hearing was opened.

Applicant had previously presented this application for subdivision in July 2015. A revised site plan map was reviewed. The current application shows the lot size slightly enlarged. They plan to build a modular home on 0.843 acres.

J. Fox asked if there were comments, questions, and/or concerns. There were none.

The Public Hearing was closed.

**The Motion was made to approve the application for subdivision as presented. Applicants desire to subdivide existing 10.10 acre parcel at 5901 Route 21 into two parcels for new residential construction. Property is owned by Reginald Eaton & Craig Eaton and is zoned Residential. Motion carried.**

### **Agenda Item #2**

Application for Site Plan Approval per Town of Williamson, Town Code, Chapter 178, Article VI, Section 178-83 for Michael Orcutt of 2840 Shepherd Road, Williamson, NY 14589. Property is 5.51 acres located at 3087 Seeley Rd, owned by the applicant, and zoned A-1 (Agricultural).

M. Orcutt (owner) and M. Sponable (surveyor) were present.

The Public Hearing was opened.

Current soil test around proposed lot would not perk at this time so the applicant is using an original plan previously approved (approximately 15-20 years ago). This site did perk. All other lots previously approved have been developed.

There are no variances on the property. The waste water treatment system will be installed in basic conformance with Code. Water service is existing into the existing barn. This service will connect to the new home. Electric service = 200 amp.

J. Fox asked if there were comments, questions, and/or concerns. There were none.

The Public Hearing was closed.

**The Motion was made to approve the application for site plan approval as presented. Property is 5.51 acres located at 3087 Seeley Rd, is owned by the applicant Michael Orcutt and zoned A-1 (Agricultural). Motion carried.**

### **Agenda Item #3**

Application for Subdivision of Land Review per Town of Williamson, Town Code, Chapter 152, Article III, Section 152-8 by Gregg Bell, BME Associates, 10 Lift Bridge Lane East, Fairport, NY 14450. Applicant desires to subdivide existing 241.50-acre parcel at 4013 Lake Rd into four parcels. Property is owned by Cornwall Family Farm Enterprises, LLC, PO Box 6452, Asheville, NC 28816, and is zoned A-1 (Agricultural).

G. Bell (surveyor) BME Associates was present.

The Public Hearing was opened.

Total parcel consists of 241 ½ acres. There are 4 lots total. The intent is to sell lot #1 to the Genesee Land Trust. The Cornwalls will retain lots #2 and #3 with one lot remaining. Applicant has met with the Watershed Management Advisory Council (Drainage Council) and revisions have been made based on their recommendations. There are no known drainage issues.

The property has only Lake Road access with the exception of 2 easements to allow access through town lands i.e., foot/walking paths. There are leases currently in place with local farmers.

J. Fox 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 by Gregg Bell, BME Associates as presented. Applicant desires to subdivide existing 241.50-acre parcel at 4013 Lake Rd into four parcels. Property is owned by Cornwall Family Farm Enterprises, LLC, PO Box 6452, Asheville, NC 28816, and is zoned A-1 (Agricultural). Motion carried.**

#### **Intra Board**

√ Training opportunities were discussed.

√ Membership terms were reviewed.

**The Motion was made to adjourn the Planning Board Meeting at 8:05 p.m. Motion carried.**

**Respectfully submitted,**

**Joanne Greaney**