

TOWN OF PARMA PLANNING BOARD

OCTOBER 1, 2009

Members Present:

Chairman
Executive Secretary

Ed Fuierer
Jack Barton
Rick Holden
Tim Harner
Tod Ferguson
Bob Pelkey

Public Present: Adam Freeman (Land Tech), Nick Montanaro, Charlie Lissow, Bob Reger, Rich Maier (Maier Land Surveying) and Roger Koss.

Meeting started: 7:07 pm

CONTINUING BUSINESS

Kessler Subdivision - Lot 1 1643 Hilton Parma Corners Road
Nick Montanaro presented to the Board revised plans for review for final approval.

The following signatures had been obtained:

1. Monroe County Department Health Department 9/24/2009
2. Monroe County Water Authority dated 9/24/2009

The Town Engineer had not yet signed the plans. Jack Barton called the Town Engineer to get an update on the status. The Town Engineer stated that he has not seen the revised plans. Mr. Montanaro stated that he dropped them off to the Town Engineer on 9/18/2009.

A discussion was held on the easement and it was stated that the easement had been all “squared away” and was at the attorney’s office in the process of being filed.

Chairman Ed Fuierer reviewed the Town Engineer’s comments of 9/4/2009 to make sure all comments and concerns had been addressed.

A motion was made by Rick Holden and seconded by Tim Harner to table this application until such time that the Town Engineer has seen the revised plans and has signed said plans. Motion carried unanimously 5-0.

5424 Ridge Road West - Site plan

Adam Freeman presented to the Board revised plans for review for final approval.

The following signatures had been obtained:

1. Monroe County Department Health Department 9/16/2009
2. Monroe County Water Authority dated 7/20/2009

5424 Ridge Road West Continued:

The Town Engineer had not yet signed the plans.

Chairman Ed Fuierer reviewed the Town Engineer's comments to make sure all comments and concerns had been addressed.

A motion was made by Rick Holden and seconded by Bob Pelkey to table this application until such time that the Town Engineer has seen the revised plans and has signed said plans. Motion carried unanimously 5-0.

MISCELLANEOUS

1617 Manitou Road and 4664 Ridge Road West Fill permit extension

Charlie Lissow presented to the Board modified plans for this fill permit. Mr. Lissow stated that the berm along the existing homes along Manitou Road in Phase I of the fill permit has been seeded on the side facing the houses and top 1/3rd is seeded and the rest of phase I has been seeded and that when he was at the site today he saw a little green coming along.

Mr. Lissow stated that they have modified the plans by moving around the lines a little and taking off section 3 of the filling. The area behind the topsoil pile has been added to part of the existing phase 2 and would like to put a stock pile on the site as shown on the plans.

Mr. Lissow stated that he is looking for a six month extension.

Rick Holden asked how much more of Phase I was still open. Mr. Lissow stated that all of Phase I is seeded except for a small part of the berm. Mr. Lissow stated that the existing Phase II is seeded except where they are currently working. He showed the Board on the plans where they were working. Mr. Lissow stated that they are still having their weekly site inspections and everything is working fine.

Mr. Lissow stated that he thought they might start building with in the next year, as the economy seems to be looking a little better.

A discussion was held regarding the outlets on the pond to the north. Mr. Barton stated that the plans only show one outlet but there are actually two. Mr. Lissow stated that he was unaware of a second outlet, but would check it out.

Mr. Barton reviewed with the Board what he saw out at the site last week when he made a site inspection.

Mr. Barton also stated that these new plans were just dropped off to the Town Building Department yesterday and only one copy. The Board might want to request that the Engineer send in more copies, so that each member can review the plans.

Mr. Lissow offered to have a "field meeting" in the spring so that the Board could inspect the

1617 Manitou Road & 4664 Ridge Road West Continued:
site in person.

Mr. Lissow stated it will not take long to finish seeding phase I of the fill plan, they are just waiting for a break in the weather.

A motion was made by Tod Ferguson and seconded by Tim Harner to grant a six (6) month extension for the fill permit for these sites as proposed on the plans presented to the Board at tonight's meeting. Motion carried unanimously 5-0.

904 Hilton Parma Corners Road Fill Permit Extension
Jack Barton read a letter from the owners, dated 9/21/2009, requesting an extension of their fill permit. Mr. Barton reviewed the status of the site. Mr. Barton stated that the fill is 80% completed. Mr. Barton reviewed with the Board his site inspection of this week.

Rick Holden asked if there had been any complaints. Mr. Barton stated that there had been none.

A motion was made by Bob Pelkey and seconded by Tim Harner to grant a 90 day extension to the original fill permit. Motion carried unanimously 5-0.

3 Gail's Trail Split/Merger
Rich Maier presented to the Boards plans to split and merge property located on Gail's Trail

The plans show tax account number 71.03-2-43 (Lot AR-8) to be 1.236 acres and tax account number 71.03-2-12.111 (Lot AR-1a) to be 1.141 presently and after the split merger tax account number 71.03-2-43 will be .671 acres and tax account number 71.03-2-12.111 will be 1.706 acres.

Mr. Maier pointed out where the septic system was.

Jack Barton asked Mr. Maier to add the set backs for the pool to the plans. Mr. Maier stated that he would.

Mr. Barton stated that both lots are conforming.

A motion was made by Tod Ferguson and seconded by Tim Harner to split and merge the above referenced properties as above stated and per the plans presented to them at tonight's meeting, pending the addition of the set backs for the pool. Motion carried unanimously 5-0.

496 Bennett Road Property Split
Roger Koss presented to the Board a copy of the tax map showing the proposed split of this property.

Mr. Koss stated that the legal description had been emailed to the Town from his attorney. The

496 Bennett Road Continued:

plans show the property been split down the center line of the creek.

A small discussion was held on the split of this property. Mr. Koss again shared with the Board the ariel picture of the property.

A motion was made by Tim Harner and seconded by Bob Pelkey to approve the split of this property into two parcels per the legal descriptions that were supplied to the Town by Mr. Koss's attorney. Motion carried unanimously 5-0.

77 Clearview Avenue/72 Lakeside Boulevard Property Merge

Adam Freeman presented to the Board plans to merge these two properties.

The plans show the existing property line running along the tennis courts. Mr. Freeman stated that the owner would like to merge these two properties because he wishes to demolish the home located at 72 Lakeside Boulevard which would leave the property with an "out building" with no primary residence which is against code.

The property would be 1.197 acres if the merger is approved. The plans also show structures (fences) that go over existing properties lines. The Board would like to see these cleaned up, if possible.

Mr. Freeman stated that any violation of Town Code is an existing violation and no new violations would be made with the approval of this merger.

After reviewing the plans, **a motion was made by Rick Holden and seconded by Bob Pelkey to approve the merger of these two properties as presented on the plans as presented to the Board at tonight's meeting. Motion carried unanimously 5-0.**

Jack Barton reminded the Board that they need to address the issued of the EPOD permit for the application at 5424 Ridge Road West.

The Board reviewed the Seminar that is being offered in Batavia and of the status of everyone's training credits.

Mr. Barton reviewed with the Board the status of the Article 78 Hearing that was heard in Supreme Court.

Tim Harner will not be at the October 19, 2009 meeting.

There being no further business, **a motion was made by Bob Pelkey and seconded by Tod Ferguson to end the meeting at 8:20 pm. Motion carried unanimously 5-0.**

Respectively submitted,
Maureen L. Werner
Recording Secretary