

## Hamlin Planning Board Minutes

Monday, April 4, 2016

7:30 p.m.

The regular scheduled meeting of the Hamlin Planning Board was held at the Hamlin Town Hall located at 1658 Lake Road, Hamlin and was called to order by the Chairperson, David Wolfe at 7:30 p.m. with the locations of the fire exits and AED explained for those present. It was asked that all cell phones and pagers be turned off for the duration of the meeting.

**Roll call:** Linda DeRue, Steve Lauth, Dave Martin, David Wolfe, Peter Tonery, Judith Hazen (excused), and Linda Morey.

**Also present:** Attorney O’Toole, Conservation Advisory Board Member Jeanine Klopp, Dave Matt from Schultz Assoc., Richard Iuppa, Jim/Tim Ramone (sp?), Colin Simmons, Doug & Jean Rivais, and John DeRue. Town Engineer JP Schepp (excused).

A motion was made by Linda Morey, seconded by Linda DeRue to approve the March 7, 2016 meeting minutes. Members polled: Linda DeRue aye, Steve Lauth aye, Dave Martin aye, David Wolfe aye, Peter Tonery aye, and Linda Morey aye. Motion carried.

### AGENDA

#### **CONSERVATION CORRIDOR DEVELOPMENT PERMIT**

**RICHARD IUPPA  
18 LAKE ROAD EAST FORK**

Application of Richard Iuppa; owner; Richard Iuppa; seeking Conservation Corridor Development Permit for property located at 18 Lake Road East Fork in a R-CW zone. Tax account # 006.12-1-5.

Richard Iuppa represented himself before the board. Mr. Iuppa was last before the board in 2015. He has been to the Zoning Board of Appeals and has received all required variances. He has taken into consideration the concerns of the immediate neighbors and has revised the size of the home and the deck. It will be a 1200 sq. ft. single story; 1 bedroom, 1 bath cottage.

There were no comments from the board. No concerns from Attorney O’Toole, Conservation Advisory Board Member Jeanine Klopp, or Building Inspector Cheryl Pacelli.

A motion was made by Dave Martin, seconded by Linda Morey to grant the Conservation Corridor Development Permit for the Application of Richard Iuppa; owner; Richard Iuppa; seeking Conservation Corridor Development Permit for property located at 18 Lake Road East Fork in a R-CW zone. Tax account # 006.12-1-5. The following have been submitted: Letter of Intent, Permit application, Site plan checklist, Previous Planning Board Minutes, LWRP report, DEC permit, Notice of Intent to Commence Work, and Site plan. This is a Type II NEG SEQR. Permit valid one year from date of approval.

Members polled: Linda DeRue aye, Steve Lauth aye, Dave Martin aye, David Wolfe aye, Peter Tonery aye, and Linda Morey aye. Motion carried.

### AGENDA

#### **ACCESSORY USE PERMIT**

**LARRY SPENCER  
223 BUTTONWOOD DRIVE, HILTON, NY**

Application of Larry Spencer; owner; Larry Spencer; seeking Accessory Use Permit to construct a pond on a 5- acre parcel (Fill to be used to grade around proposed home) per Town Code 520-43 for property located at 320 Walker Road in an R-VL zone. Tax account# 023.030-01-001.21.

David Matt of Schultz Associates represented Mr. Spencer before the board. The intention is to build a pond on the 5- acre parcel. The fill removed for the pond will be used for fill around the proposed dwelling. The owner will pull the permits for the pond and the home at the same time. The home site is already staked out. The barn will be built at a later date. Conservation Advisory Board Member Jeanine Klopp brought up the distance from the wetland and Moorman Creek to the proposed pond. The pond will be moved to accommodate the required setbacks.

A motion was made by Steve Lauth, seconded by Linda Morey to grant the Accessory Use Permit for the Application of Larry Spencer; owner; Larry Spencer; seeking Accessory Use Permit to construct a pond on a 5- acre parcel (Fill to be used to grade around proposed home) per Town Code§ 520-43 for property located at 320 Walker Road in an R-VL zone. Tax account# 023.030-01-001.21. The following have been submitted; Letter of intent, Permit application, Ag data statement, Proposed pond plan, Short EAF and SWPPP. This is a Type II Neg SEQR. Permit valid one year from date of approval.

Members polled: Linda DeRue aye, Steve Lauth aye, Dave Martin aye, David Wolfe aye, Peter Tonery aye, and Linda Morey aye. Motion carried.

### **AGENDA**

#### **CONSERVATION CORRIDOR DEVELOPMENT PERMIT**

**DOUG & JEAN RIVAIS  
7736 NEWCO DRIVE**

Application of Doug & Jean Rivais; owner; Jean Rivais; seeking Conservation Corridor Development Permit to install a 46' high by 68' wide picket fence with 3" slats and a 3 ½" gap between the slats within 100-feet of the Lake Ontario Shoreline per Town Code§520-24C (3) Filling, cutting or excavation either on land or within a watercourse for property located at 7736 Newco Drive in an S/R zone. Tax Account# 006.07-2-9.1.

Doug Rivais represented himself and his wife before the board. He proposes to erect a fence on his property close to Lake Ontario for privacy. It will be a 46" high x 68' wide picket fence with 3" slats with a 3 ½" gap between each slat.

There were no concerns from Attorney O'Toole, Conservation Board Member Jeanie Klopp, or Building Inspector Cheryl Pacelli. The letter of Intent, Permit application, LWRP report, Drawings of proposed fence, and the Survey map have been submitted.

A motion was made by Peter Tonery, seconded by Linda DeRue to grant the permit for the Application of Doug & Jean Rivais; owner; Jean Rivais; seeking Conservation Corridor Development Permit to install a 46' high by 68' wide picket fence with 3" slats and a 3 ½" gap between the slats within 100-feet of the Lake Ontario Shoreline per Town Code§520-24C (3) Filling, cutting or excavation either on land or within a watercourse for property located at 7736 Newco Drive in an S/R zone. Tax Account# 006.07-2-9.1. The following have been submitted: Letter of Intent, Permit application, LWRP report, Picture/drawing of proposed fence, and Survey map. This is a Type II Neg SEQR. Permit valid one year from date of approval.

Members polled: Linda DeRue aye, Steve Lauth aye, Dave Martin aye, David Wolfe aye, Peter Tonery aye, and Linda Morey aye. Motion carried.

### **DISCUSSION**

There was discussion on building a structure on a lot not approved for building. Also, a discussion on a correspondence received by the boards.

### **ADJOURNMENT**

A motion was made by Dave Wolfe, seconded by Linda DeRue to adjourn the meeting barring no further business. Members polled: Linda DeRue aye, Steve Lauth aye, Dave Martin aye, David Wolfe aye, Peter Tonery aye, and Linda Morey aye. Motion carried.

**The next scheduled meeting of the Hamlin Planning Board will be held on Monday, May 2, 2016 at the Hamlin Town Hall located at 1658 Lake Road, Hamlin. The deadline for all applications and fees is April 19, 2016 at 12 noon.**

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