

Town of Hounsfield Planning Board Meeting July 5, 2011

The regular monthly meeting of the Town of Hounsfield Planning Board was called to order by Chairperson, Mark Farrington, at 7:00pm, at the Town Hall, Co. Rt. 66 and the Pledge of Allegiance was said.

Members present were: Melanie Castor, Paul Locy, and Mark Farrington.
Absent was: Maryann Oliver

The minutes from the June 7, 2011 meeting will be reviewed and voted on for approval at the August meeting.

A Zoning Officers report was given by Bob Bouchard.

Communications:

A letter was received from the Village of Sackets Harbor Planning Board requesting that the Town of Hounsfield formally agree to allow the Village Planning Board to act as lead agency of the SEQR review for the Madison Barracks subdivision application 11-17. Madison Barracks is asking to construct 9 multifamily residential apartment buildings on Lots 15 and 16. A Motion was made by Mark Farrington and 2nd by Paul Locy to allow the Village Planning Board to act as lead agency in the SEQR review of the Madison Barracks application 11-17. All voted Aye and the motion was carried.

Sutton Project:

Beth Sutton was present to request a simple land division. She is asking to divide 1.340 acres containing a home out from her 5 acre parcel on Old Rome State Road, Parcel # 82.00-3-18.2 to sell. The Board had no questions. A motion was made by Mark Farrington to accept this land partition as it meets the requirements of the Town Zoning Laws for division. Melanie Castor 2nd this motion. All voted Aye and the motion was carried.

Dushkind Estate:

Tori Collins was present from the Conboy Law Firm with an application and survey map, she is representing the Estate of Winifred Dushkind. Ms. Collins explained that through Estate planning Winifred Dushkind's wish was to divide 1.45 acres containing the house and barn out from her 55.75 acre property on the corner of Jericho Road and the Evans Road, parcel # 81.00-1-33. She has bequeathed the 1.45 acre lot containing the house and barn to Ronald and Diane Nier and the remaining 54.30 acres to the Thousand Island Land Trust. The board reviewed this application and map and had no questions. Melanie Castor made a motion to accept this subdivision. Paul Locy 2nd this motion. All voted Aye and the motion was carried.

Ellinger Project:

Jim Ellinger was present with an application and survey map. He is requesting to divide his lot on the Storr's Road Extension, Parcel # 81.14-1-23, which is located in the Marine District. The Board discussed and reviewed this application and found it did not comply with the zoning laws. Chairperson Mark Farrington made a motion to deny this land partition based on Lot A not having a 20ft rear yard between the lot line and the SE corner of the house and Lot B having only 42ft of water frontage and 75ft is required. Also, the cottage lot only has 2.52ft of front yard from the North corner of the cottage to the house. Paul Locy 2nd this motion. All voted aye and the motion was carried. Mr. Farrington

explained to Mr. Ellinger that he would write a formal letter denying his application and how to proceed to the Zoning Board of Appeals.

Mr. Farrington reported that he received notification that the Blue Heron Landing subdivision, Rocco Crescenzi's application , and the Nellis' lot line change were filed at the Jefferson County Clerk's Office. Copies will be sent to the tax assessors office.

Mr. Farrington informed the Board Members about the training workshop on July 27th, 2011 from 6:30-8:30pm at the Town Barn.

The Board reviewed the By-Laws and discussed the changes they felt should be made. Board Members agreed on the changes and will present the Town Board with the revised By-Laws for approval next month.

This meeting was adjourned at 7:48pm.

Respectfully Submitted,

Barb Boulton
Secretary