

TOWN OF HOUNSFIELD PLANNING BOARD MEETING
May 25, 2010

A special meeting of the Town of Hounsfield Planning Board was called to order by Chairperson, Kathy Snyder, at 7:00 PM, at the Sulphur Springs Fire Hall, Co. Rt. 62, for the purpose of further review of a site plan application by Gallium Development, LLC, to build a Nice N Easy gas station and convenience store at the corner of NYS Rt. 3 and Co. Rt. 62.

Members present were: Kathy Snyder, Mark Farrington, Deb Johnston, Paul Locy, Maryann Oliver, and alternate Don DiMonda.

Matt Morgia of Aubertine & Currier explained minor changes in the updated maps for grading, the drainage channel and the septic system has a refined sizing.

Topics of the Board members questions included: Storm water ponds and whether to fence or not fence them, water agreement between the village and users on Co. Rt. 62, and the septic system design.

Supervisor Scee added that Jeff Kenney, who is the Town of Hounsfield Water Operator, has volunteered to read meters of the two residents and the convenience store each quarter on his own time in order for the billing of the outside users to be done. Mrs. Snyder asked who would do this when Mr. Kenney is no longer able to and Mr. Valentine assured her that Gallium Development will continue to read the meters in that case.

Another discussion was held on the storm water ponds and the option of fencing them. The developer offered to install a security camera for the ponds in lieu of a fence, which was acceptable to the Board.

A motion was made by Kathy Snyder and 2nd by Mark Farrington for a resolution to adopt the finalized SEQR form, type 1 action, and Negative Declaration for the proposed Nice N Easy convenience store and gas station. All voted yes in a roll call vote and the motion was carried.

Kris Dimmick, Bernier, Carr Group, was present and stated that issues with storm water ponds, septic design, and water supply, brought up in his letter to the Planning Board have not been answered but if the Board would like to proceed it's up to them.

Mrs. Snyder asked Mr. Morgia if he could address these questions tonight and he gave a verbal explanation of the issues with the storm water ponds, septic design, and the water testing and supply.

Mrs. Snyder asked Mr. Morgia why this explanation was not in written form for the Board and Mr. Morgia answered that the reason was time constraints. Mrs. Snyder stated that this is why she wanted to deal with the final stage of this project next week at the regular monthly meeting.

A motion was made by Kathy Snyder and 2nd by Paul Locy to accept the site plan application from Gallium Development LLC as complete and approve the project of a Nice N Easy store and gas station with a condition that all three water users on the private water line sign an agreement with the Village of Sackets Harbor as outside users. A roll call vote was taken: M. Farrington voted yes, D. Johnston voted yes, M. Oliver voted yes, P. Locy voted yes and K. Snyder voted no because she felt the project could have been presented better. The motion was carried.

Meeting adjourned at 7:50 PM.

Submitted by Diane M. Nier, Town Clerk

