

APPROVED
JOINT TOWN / VILLAGE OF CLAYTON
PLANNING BOARD
February 5, 2015

The meeting opened at 7:02 p.m. with the following **members present:** Chairman Bud Baril, Larry Aubertine, Paul E. Heckmann, Duane Hazelton, Brian Jones, Doug Rogers, Alternate Fred Bach, Jr., Alternate Dave Crandall(sitting in for Preston Lowe),. Absent: Preston Lowe and Alternate John Kehoe.

Also Present: ZEO/CEO Richard Ingerson and Recording Clerk Amanda Shane

Townspople Present: Mary Zovistoski and Pete Colello

The board reviewed the minutes from the January 8, 2015 meeting. Two (2) corrections were made. At 7:07 PM **MOTION** was made by Doug Rogers, 2nd by Larry Aubertine, to accept the minutes as amended. Motion was carried.

Board discussed the Tug Hill conference that will be held at Jefferson Community College on March 26, 2015. Board members who attend will fulfill training requirements for the year.

7:10 PM –Town—Frontenac Realty LLC,--37095 County Route 4, Clayton, Tax Map #30.00, Block #2, Lot #45, in the Agricultural Rural-Residential district. Application for a two (2) lot subdivision.

Board discussed where the location of the property is. Board decided that the subdivision meets all criteria and Chairman Baril stated that there is a generic SEQR on file.

At 7:12 PM **MOTION** was made by Duane Hazelton, 2nd by Brian Jones, to approve the subdivision. Motion was carried.

Aye: Baril, Aubertine, Hazelton, Jones, Rogers, and Crandall (sitting in for Lowe)

Nay: None Abstain: None Absent: Lowe

7:13 PM –Town—Richard Ingerson—10595 County Route 9, Clayton, Tax Map #30.00, Block #2, Lot #58.2, in the Agricultural Rural-Residential district, Application for a two (2) lot subdivision.

Richard Ingerson presented a map of the property for board members to review. There are two easements on the property. One is a driveway for the adjacent property owner, and another for Richard Ingerson's use to access property located behind the proposed subdivision. Chairman Baril stated that the subdivision meets all criteria and there is a generic seeker on file.

At 7:16 PM **MOTION** was made by Larry Aubertine, 2nd by Duane Hazelton, to approve the subdivision. Motion carried.

Aye: Baril, Aubertine, Hazelton, Jones, Rogers, Heckmann, and Crandall (sitting in for Lowe)

Nay: None Abstain: none Absent: Lowe

7:16 Old Business

Board members discussed status of last month's proposal from Mr. and Mrs. Pinchin. The Pinchins are waiting on an engineer to finish the drawing of their application. ZEO/CEO Richard Ingerson stated that he had spoken with the DEC and they have no concerns with the Pinchin's property.

Chairman Baril has been in touch with the Docteurs and had a conversation with them about what is most reasonable to protect their property. The Docteurs came up with four (4) solutions. Instead of planting trees, they would like a guard rail built to protect the fence, they would also like the fence fixed properly and extended out to the water line. In addition, they would like the porch that has been built onto the Pinchin's property be removed because they feel it was built illegally and would allow guests to look directly down onto their property.

Larry Aubertine was able to find previous plan from some years ago that had required the Pinchins to plant a row of trees at least three (3) feet high to protect he Docteurs. These trees were never planted.

Chairman Baril suggested that in the future, conditions should be signed on the spot and a certificate of compliance or occupation should not be issued until approved.

At 7:22 **MOTION** was made by Duane Hazelton, 2nd by Paul E. Heckmann to adjourn the meeting. Motion was carried.

*Respectfully submitted,
Amanda Shane, Recording Clerk*