

**PLANNING BOARD MEETING
JULY 6, 2004**

PRESENT

Chairman Robert Garlick
Carol Nellis Ewell
Denny Marra
Joseph Slominski
Jackie Sullivan

ABSENT

Ronald Muraco

OTHERS PRESENT

Village Attorney, Keith O'toole
Village Engineer, David Willard
Planning Board Secretary, Donna Stassen

Bernie Schmieder	1172 Silver Road, Bethany NY
Heather Edwards	16 Deerborne Lane
Mary Schleyer	15 Noble Drive
Sue Ramsey	21 Noble Drive
Jim Schleyer	15 Noble Drive
Bernie Voorheis	75 Prospect Street
Joan Quigley	151 Maplewood Ave
Mary Alice Kocher	12 Deerborne Lane
Bill Kocher	12 Deerborne Lane

Public Hearing

The application of Richard Tallman, 4 Turner Drive, Spencerport, NY for site plan approval for a single-family residential dwelling on 1.7 acres on Prospect Street.

Such area is zoned R-1 Residential.

Mr. Schmeider is back in front of the Planning Board for the application of Richard Tallman. Such application was in front of the board on April 6, 2004 and has been tabled pending FEMA approval.

Mr. Schmeider stated that the FEMA report has come back and they have approved the request for a Conditional Letter of Map Revision based on the described amount of fill for the property. (file)

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Mr. Schneider stated that the plans have been modified; the house has been moved to the south. The map has also addressed the concerns of both the residents and the Village Engineer.

Mr. Schneider also stated that Mr. Tallman is interested in his own privacy. He is home sick with the flu, but he is willing to walk the site with anyone and address his or her concerns.

David Willard concurred with the final FEMA report; furthermore, a Community Acknowledgement needs to be completed, probably by the Building Inspector or himself.

Ms. Edwards: What trees will be saved? Once they are down, they are down.

Mr. Schneider: Any tree not affected by grading will remain.

Mrs. Schleyer: Once the trees to the north are cleared, there will be standing water. After the last rainstorm, I had standing water in my basement. How will this affect my flooding problem?

Mr. Schneider: The water will go straight into Northrup Creek.

At this time, the applicant's engineer Mr. Schneider went over the plans with the public.

Mr. Schleyer: How long will the driveway go back from the road?

Mr. Schneider: 120 Feet.

Denny Marra: Is it necessary to have the driveway that far east.

Mr. Schneider: Need turnaround for safety reasons.

Chairman Garlick suggested taking 10 feet off for less fill, or shortening the driveway turnaround to 20 ft instead of 25 ft.

Jack Crooks letter (file) was reviewed amongst the Board and others in attendance. The Board was in agreement with the comments offered.

After further review, the following resolutions were offered.

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Resolution No 7/6/04a

**Introduced by Chairman Garlick
Seconded by Denny Marra**

Resolved that the Village of Spencerport has determined that the Tallman application for property tax acct. # 87-17-01-78 plans submitted by Bernard C. Schmieder, P.E., L.S. dated October 10, 2003, revised February 12, 2004, April 20, 2004 and June 18, 2004 is classified an unlisted action.

Furthermore, the Planning Board has accepted and completed the SEQR and finds that the action will not result in any significant adverse environmental impact.

Ayes: Garlick, Nellis-Ewell, Marra, Slominski, Sullivan
Nays: none

Resolution No 7/6/04b

**Introduced by Chairman Garlick
Seconded by Joseph Slominski**

Resolved that the Village of Spencerport Planning Board hereby grant conditional Preliminary and Final Site Plan Approval for the Tallman Application, tax acct# 87.17-01-78, plans submitted by Bernard C. Schmieder, P.E., L.S. , 1172 Silver Road, East Bethany, New York dated October 13, 2003 revised February 12, 2004, April 4, 2004 and June 18, 2004. Such approval contingent upon the following items:

1. Address all comments from MRB's letter dated March 23, 2004 to the satisfaction of the Village Engineer. Specific attention is directed to Page 2 comments regarding FEMA review.

2. Address following items for proposed structure.
 - Construct 2' wide ditch at north property line.
 - Install light stone fill 10' wide by 12" thick for entire length of creek within property. Detail added to final plans.
 - Shorten driveway from 25' to 20' from the west garage turnaround.
 - Address Jack Crooks memo dated 6/22/04.

Ayes: Garlick, Nellis-Ewell, Marra, Slominski, Muraco
Nays: none

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New Business:

Kinsky Subdivision

Chairman Garlick asked Village Attorney Keith O'Toole to research the proper procedures for such changes to see if a Public Hearing would be necessary.

Approval of Minutes

Motion made by Joseph Slominski seconded by Chairman Garlick and carried unanimously to approve the minutes of June 1, 2004.

Adjournment

Motion made by Denny Marra seconded by Jackie Sullivan and carried unanimously that the meeting be adjourned at 8:45 p.m.