

**TOWN OF CLARKSON**  
**PLANNING BOARD – MINUTES**

**August 16, 2011**

**Board Members**

Don Osborne – Chairperson  
John Jackson  
Scott Hanko  
Dave Virgilio (arrived @ 7:10)  
Tom Schrage \*

**Support Board Members**

Richard Olson, Town Attorney \*  
John Paul Schepp, Town Engineer  
Chad Fabry, Building Inspector/Code Enforcement  
Ursula Liotta, Administrative Assistant  
\*excused

**CALL TO ORDER**

D. Osborne called the meeting to order at 7:00 p.m. He led all present in reciting the Pledge of Allegiance and reviewed the agenda.

**OLD BUSINESS**

**NEW BUSINESS**

1. **David Dnistran, owner – Moorman Creek Subdivision – site plan approval**  
1946 Drake Road, Tax ID#039.04-1-13.12, 80.26 acres, Zoned RS-20  
Presented by: Cory Tufano, DDS Engineers

C. Tufano stated that the proposed site plan includes a 5 acre parcel with the residence, and a 75 acre parcel that will remain undeveloped. He had reviewed JP Schepp's engineering comments per letter dated 8/16/11. Discussion followed, including:

- The well is marked by a "W" on the lot line; and the utility pedestals are marked by a "U" in a box; C. Tufano will add a Notes Legend to the site plan.
- The notation that the 75 acre parcel is "not an approved building lot" will be added.
- The setback requirement for a well was questioned (note: code does not indicate).
- The setback requirement for a well from a septic system is 100'.
- The setback requirement for a septic system from the property line is 50'.
- The existing septic system is behind the house, which is very old; C. Tufano will contact MCDH to verify its placement.
- A 40' easement to the Town is required along Moorman Creek.
- That Drake Road is a Town road, and therefore this matter does not require a referral to MCDP&D.

JP Schepp had no further engineering concerns. The Conservation Board needs to review SEQR; U. Liotta will contact the board members and ask that a special meeting be called prior to the Public Hearing, which will be scheduled for 9/6/11. A corrected site plan should be submitted prior to that date.

**OTHER**

**REVIEW OF MEETING MINUTES:** August 2, 2011

D. Osborne made a motion to approve the minutes; second by J. Jackson; unanimously carried.

**NEXT MEETING:** September 6, 2011

**ADJOURNMENT:** S. Hanko made a motion to adjourn at 7:30 p.m.; second by D. Virgilio; unanimously carried.

*Approved 9-6-11*

Respectfully submitted,

Ursula M. Liotta  
Administrative Assistant