

**TOWN OF CLARKSON
PLANNING BOARD MEETING
January 20, 2015**

The Planning Board of the Town of Clarkson held their regularly scheduled meeting on Tuesday, January 20, 2015 at the Clarkson Town Hall, 3710 Lake Road, Clarkson, NY at 7:00 p.m.

PRESENT – Board Members

Donald Osborne – Chairperson
Scott Hanko
John Jackson
Dave Virgilio
William Rowe

Support Board Members

Richard Olson, Town Attorney
Chad Fabry, Bldg. Inspector/Code Enforcement
*JP Schepp, Town Engineer
Kristen DiFilippo, Bldg. Dept. Coordinator

*Excused

CALL TO ORDER

D. Osborne opened the meeting at 7:00 p.m. and led all those present in the Pledge of Allegiance and a moment of reflection for those serving in the military.

NEW BUSINESS

Earl Bartz and Donald Cuthbert – 8220-8330 Ridge Road

Surveyor, AJ Barea stated the purpose of the application is for a lot line adjustment. Earl Bartz will acquire 5.25 acres of land from Donald Cuthbert, combining parcels into one lot totaling between 7.9 and 8.1 acres. A drainage easement is included in the land because the Brockport Creek runs through the back of the parcels. No development is planned.

E. Bartz stated he plans to use the land for agriculture use.

Motion by Donald Osborne

Seconded by Dave Virgilio

To determine this application as a Type II SEQR action and therefore, not subject to further environmental review or future site plan review.

Unanimously carried

Motion by Donald Osborne

Seconded by Dave Virgilio

To approve the application

Unanimously carried

C & B Subdivision (Charles Beadle) 2575 Lake Road

Surveyor, Rich Maier stated C. Beadle recently purchased 2575 Lake Road with a pre-existing single family home. After renovation of the home, C. Beadle plans to sell it. The parcel is approximately 5 acres. C. Beadle wants to reduce the lot size to the minimum size the Town will allow and subdivide the balance of the 5 acre lot into his 49 acres of adjacent farmland.

Motion by Donald Osborne

Seconded by Dave Virgilio

To determine this application as a Type II SEQR action and therefore, not subject to further environmental review or future site plan review.

Unanimously carried

Motion by Donald Osborne

Seconded by Dave Virgilio

To approve the application for resubdivision of parcel located at 2575 Lake Road.

Unanimously carried

**TOWN OF CLARKSON
PLANNING BOARD MEETING
January 20, 2015**

Mary Jo Culbertson – 3550 Redman Road

Regarding: Planning Board review of the proposed re-zoning of 3550 Redman Road from Suburban Residential RS-20 to Highway Commercial. Approximate number of acres: 5.968. Town Attorney, D. Olson read aloud Town Code §140-47 C: *Referral to Planning Board. Each proposed amendment, except those initiated by the Planning Board, shall be referred to the Planning Board for an advisory report. In reporting, the Planning Board shall fully state its reasons for recommending or opposing the adoption of such proposed amendment and, if it shall recommend adoption, shall describe any changes in conditions which it believes make the amendment desirable and shall state whether such amendment is in harmony with a Comprehensive Plan for land use in the Town. No action shall be taken by the Town Board until the Planning Board completes its report, or until 30 days after the referral to the Planning Board, whichever occurs first.*

Building Inspector, C. Fabry stated 3 of the 4 corners on Redman Road are zoned Highway Commercial except for 3550 Redman, which is on the northeast corner and currently zoned Suburban Residential RS-20.

In the original Comprehensive Plan, 3550 Redman Road was slated to be zoned Highway Commercial. Once the zoning is changed to Highway Commercial, the Culbertson's plan to open a gardening/landscaping business.

Motion by Scott Hanko

Seconded by John Jackson

To recommend that the parcel 3550 Redman Road be rezoned to Highway Commercial to be uniform with the surrounding corners in compliance with the Comprehensive Plan.

Unanimously carried

Motion by John Jackson

Seconded by Dave Virgilio

To support changes or amendments to §140-15 of the Clarkson Town Code which states a government entity is not subject to zoning.

Unanimously carried

OPEN FORUM

Discussion about Brook Field at Clarkson.

MINUTES

Motion by Don Osborne

Seconded by Scott Hanko

To approve the January 6, 2015 minutes.

Unanimously carried

NEXT MEETING

The next regularly scheduled meeting of the Planning Board will be Tuesday, February 3, 2015 at 7:00 p.m.

ADJOURNMENT

Motion by John Jackson

Seconded by Scott Hanko

To adjourn the meeting at 8:20 p.m.

Unanimously carried

Respectfully submitted,

Kristen DiFilippo

Building Department Coordinator

Approved 2/03/2015