

**Minutes of the Parish Town & Village Planning Board  
And Conservation Advisory Council  
Parish Village Gym  
October 22, 2012 at 7 PM**

**Public Hearing**

- The public hearing on the Dennison major subdivision was opened by Vice Chairperson Fred Swartz at 7 pm. Mr. Dennison provided maps and explained that he is proposing 8 residential lots with deed restrictions. Ted and Linda Firstein, Jim and Joan Petrie, and Doug Jordan examined the map. Mr. Firstein expressed concern about mobile homes being put on the lots. Mr. Dennison stated that the deed restrictions will prevent that. Ms. Petrie asked if current economic times warrant a housing development and questioned the way lots were configured. Mr. Dennison stated that he already has parties interested in purchasing lots. He added that the smallest lot size is just over 6 acres and that lots must comply with frontage requirements, accommodate wetlands, and provide buildable properties. Paul Gage commented that the Board of Health will check wells and septic systems. Hearing no further comments, Vice Chairperson Swartz closed the hearing at 7:10 pm.

**Regular meeting was called to order by Vice Chairperson Swartz at 7:10 pm.**

**Roll Call was called:**

<b>Present:</b>	Paul Gage	Kevin Dwyer (arrived at 7:30 pm)
	Fred Swartz	Linda Paul, clerk
	Bob Chambers	
<b>Excused:</b>	Bill Scriber	
<b>Absent:</b>	Clara Sterio	

**Reading of the Minutes**

**Minutes for Regular Meeting on September 24, 2012**

A motion was made by Paul Gage and seconded by Bob Chambers to accept the minutes. Motion carried.

**Communications**

- “Talk of the Town & Topics,” Sept/Oct 2012 issue

**Reports of Committees**

**Bob Chambers**—No report. Fred Swartz commented that he had read Bob’s report on hydrofracking and found it interesting. The report was mentioned at the Town meeting, but the town attorney must look at it.

**Paul Baxter**—Paul reported that the Tug Hill Legislative Summit will be held on Wednesday. Steve Stelmashuck and Leon Heagle will attend. The Cooperative Tug Hill Council invites the state legislative delegation, town supervisors, and village mayors to discuss issues confronting towns and villages and communicate with Albany. Paul told board members to contact Steve or Leon if there are issues that should be brought up. He

stated that hydrofracking and the Route 69 project are two issues that will be discussed. Paul also reported that the November meeting of the Tug Hill Commission will be held in Constantia. He will notify board members of the date.

**Codes Enforcement Officer**—Absent. Linda Paul reported that she had spoken to Mr. Bennett. He stated that he had no report for this month. He is continuing to look into the Holbrook matter. He mentioned that rezoning of the school property will have to occur at some point.

### **Unfinished Business**

None

### **New Business**

- **Carr Boundary Change, 488 Co Rt 22 (Tax #156.00-02-13.112)**  
Mr. Dennison provided the necessary documents and maps. He stated that he is deeding Lot 3 of his property to James Carr. Paul Gage made a motion for a resolution to combine the measured lot behind the Carr property with the property already owned by James Carr. Bob Chambers seconded the motion. Motion carried.
- **Dennison Major Subdivision, Allen Rd. & Co Rt 22 (Tax #156.00-02-21.01)**  
The board completed the SEQR. A motion to declare a negative declaration was made by Paul Gage and seconded by Bob Chambers. Motion carried. Mr. Dennison had completed his portion of the full EAF. A motion was made by Paul Gage and seconded by Bob Chambers to combine the portion of the full EAF completed by Mr. Dennison with the SEQR completed by the board. Motion carried. A motion to accept the application for the Dennison subdivision was made by Kevin Dwyer and seconded by Paul Gage. Motion carried. Fee of \$280.00 was paid by Mr. Dennison. Decision letter will be sent by the clerk.
- **Pidkaminy Subdivision Review, 1225 Co Rt 38 (Tax # 154.00-02-35)**  
No one was present to discuss this subdivision. The matter will be dropped from the agenda for next month.
- **Meeting Time for 2013**  
Vice Chairperson Swartz mentioned that perhaps the meeting time could be changed to 6:30 pm for the 2013 calendar. He suggested that this be discussed at the next meeting.
- **Zoning Change for School Property**  
Mayor Heagle stated that Biospherix has made a purchase offer on the entire school property and the offer has been accepted by the school district. There are some contingencies, including zoning of the property. Mayor Heagle would like to have Matt Johnson draw up a map, and he would like to invite Matt Johnson and Mike Bovalino from Biospherix to the next planning board meeting to discuss the zoning. Discussion ensued regarding zoning classifications and commercial interests in Parish. Vice Chairperson Swartz stated that the zoning issue will be placed on the November agenda.

**Agenda for November 26, 2012**

Unfinished Business—School Property Zoning  
Meeting Time for 2013

New Business—Pontello/Higgins, Special Permit  
Dawley, Boundary Change

**Adjournment**

A motion was made by Paul Gage to adjourn the meeting. Kevin Dwyer seconded.  
Motion carried. Meeting was adjourned at 7:55 pm.

Respectfully submitted,

Linda A. Paul, clerk