

Town of Fayette Planning Board
1439 Yellow Tavern Road
Waterloo, NY13165
315-585-6282

Minutes for February 6, 2017

The Town of Fayette's Planning Board February 6, 2017 meeting was called to order at 7:01PM by Keith Tidball, Chairman with a roll call for attendance, present were:

- ✓ Ronald Schubert – Present
- ✓ Mark Lott – Present
- ✓ Nelson Wise –Absent
- ✓ Teresa Bryan – Present
- ✓ Keith Tidball – Present
- ✓ Dave Fitzgerald – Present
- ✓ Mike Cecere – Absent
- ✓ Sandy Caster - Present
- ✓ Joseph Midiri , attorney – Present
- ✓ Robert Steele , codes enforcement –Absent

In attendance were: Supervisor Cindy Lorenzetti, Bill Caster, Bette Schubert, Judy Lerch, Eli Byler

The meeting was opened with the Pledge of Allegiance.

Public Hearings were opened:

Chairman Tidball stated that while it is not required to attend but it is beneficial to all that one does attend.

- Richard and Judith Lerch 4540 Secor Road, Waterloo, NY 13165 regarding a Site Plan-Review for 4190 Teall Beach North, Geneva, NY 14456, Town of Fayette (Tax Map 25-1-57) to build a cover porch on the dwelling along with new vinyl siding, skirting, and reroofing. They are not putting in a basement, the skirting is to cover the pilings. Setbacks need to be 25 feet. The Lot size is .88 acres. 105x365 - the lot is preexisting/non-conforming. 70 feet long is the house, want to put a porch in the middle with a roof, new door and new window to make it less mobile home looking. The porch will be open with railings. As for drainage – there is stone along the sides of the home; never had gutters, they would like to add them. As the purpose is to make the place more useful for older visitors and family. It was suggested a ramp for the entrance. A motion to continue the public hearing at the February 27, 2017 meeting with Council approval was made by was made by Mark Lott, 2nd by Ron Schubert, all in favor, public hearing to be continued.
- Maybury Real Estate Holdings LLC 1536 Yellow Tavern Road, Waterloo, NY 13165 for a Sub-Division of property located at 4376 Route 96A Geneva, NY 14456, Town of Fayette, and (Tax Map 25-2-05) to separate residential property from agricultural. After clarification on

the spelling of Maybury on the county paper work. It was determined that it was a very straight forward sub-division of a section of residential area (currently with a home on it) from land being farmed. The county planning board recommended that the request be approved. A motion to close the hearing was made by Mark Lott, 2nd by Teresa Bryan, all in favor, public hearing closed.

To continue and speed the meeting up it was agreed upon by the members of the planning board to move new business ahead.

New Business:

Richard and Judith Lerch 4540 Secor Road, Waterloo, NY 13165 regarding a Site Plan-Review for 4190 Teall Beach North, Geneva, NY 14456, Town of Fayette (Tax Map 25-1-57) to build a cover porch on the dwelling along with new vinyl siding, skirting, and reroofing. In regards to the new construction of building a covered porch on pre-existing / non-conforming (grandfathered) as long as it is a porch; (considered an accessory). It is contingent that the wording reflects that no walls enclosing of the porch, and creating a room are built and that gutters and downspouts are built so that impervious surfaces are not drained directly to the lake. A motion to make final approval on this site plan will be done at the February 27, 2017 meeting was made by Ron Schubert, 2nd by Sandy Caster; all in favor that the final decisional to be made at the next planning board meeting. Zoning Officer Steele will need to issue the building permit.

Secretary Report – Katie Nelson

The approval of the December 19, 2016 meeting minutes are contingent upon the correction of adding an appendix with Town of Fayette resident Tom Kime's concerns/comments was made by Dave Fitzgerald, 2nd by Teresa Bryan, all in favor. Minutes Approved

Attorney Report – Joe Midiri

Attorney Midiri reported on the litigated discussion and it was moved that the board go into executive discussion, a motion made by Sandy Caster, 2nd by Mark Lott, all in favor. Supervisor Lorenzetti was invited to participate A motion to exit executive session was made by Ron Schubert, 2nd by Mark Lott; all in favor.

Town Board Report – Bill Goff

Council will have Town Attorney Steve Ricci speak to the board on the litigated matter.

Maybury Real Estate Holdings LLC 1536 Yellow Tavern Road, Waterloo, NY 13165 for a Sub-Division of property located at 4376 Route 96A Geneva, NY 14456, Town of Fayette, (Tax Map 25-2-05) to separate residential property from agricultural. As there was no further discussion and the no county concerns. It is a practical decision a motion was made to approve the Sub-Division with no contingencies by Dave Fitzgerald, 2nd by Teresa Bryan; all in favor, Sub-Division approved.

County Planning Board Report – Mark Lott / Dave Fitzgerald

Copy of minutes in members' binder. Meeting lasted 7 minutes, only item on the agenda was the Maybury Sub-Division.

5:30 in Romulus regarding the IDA and the lease /purchase of the Depot to Martin. SEQR for selling all, as is, it is under discussion.

SEQR was done on the Maybury Sub-Division. The action of sub-dividing residential from the agricultural will not cause any adverse effects.

Land Use Officers Report – Bob Steele

Copy of his report in each member's binder.

Questions regarding the Hosmer dock situation. He has been cited and can appeal by going to the Zoning Board of Appeals. Sandroni's dock is in violation too.

Zoning Board of Appeals Report

Nothing to be reported on.

A motion to adjourn was made by Mark Lott, 2nd Sandy Caster, all in favor, meeting adjourned by Chairman Tidball at 8:16PM.

Respectfully Submitted by

Katherine "Katie" Nelson - Town of Fayette Planning Board Secretary.

