Planning Board Meeting
June 11, 2014

Present:
Peter Sheridan, Chairman
Marybeth Max
Michael Roets

Absent:
Virginia Hewitt
Fred Sievers
William Ryan, Alternate
Thomas Peterson, Planning Board Attorney

Agenda: June Monthly Meeting

- Ed Rich – Application
- Sana Muir – Application
- Open Discussion

Guests:
Sana Muir Ed Rich
Diane Marchand

At 7:07 PM, Mr. Sheridan called the meeting to order. He noted that Ms. Hewitt, Mr. Sievers, Mr. Ryan and Mr. Peterson were absent.

Ed Rich – Application

Mr. Rich is applying for a lot line adjustment, adjusting to the current garage, which goes back to Saratoga Avenue. The deed, survey, and short form assessment are all in order. Mr. Sheridan said that the Planning Board would take lead agency on the short form. Mr. Roets moved to approve the lot line adjustment, which Ms. Max seconded. Mr. Sheridan polled the present members, and Mr. Roets, Ms. Max, and Mr. Sheridan unanimously voted aye. The Planning Board retained the documentation, which will be returned to Ms. Muir as appropriate.

Sana Muir – Application

Mr. Sheridan indicated that the Zoning Board agreed if Ms. Muir could get an easement from the Village Board, then she could approach the Planning Board without returning to the Zoning Board. Ms. Muir indicated a revocable easement had been given by the Village Board for $10 and had concerns if it could be retracted. Mr. Sheridan said he believed that it meant if the house sold, it would transfer with the house, but encouraged her to follow up with Mr. Peterson. Mr. Sheridan indicated that the Planning Board has to operate under the assumption that it was approved.

Ms. Muir is enclosing the entrance to the basement and shed currently attached to the house for a painting studio. The current foundation is a combination of stone and concrete, and she will no longer have exterior access to the basement. She is also planning on moving the wood burning stove for aesthetics and flow. The post being added would be seven to eight inches over the line, and the easement granted thirty inches. Mr. Roets complimented the pitches of the addition roofs. The material would be wood for the siding, but the chimney material is still to be determined. Mr. Sheridan acknowledged that Ms. Muir has gone through the proper channels of the Zoning Board, Village Board and Planning Board, and that Mr. Peterson needs to clarify the language of the easement ruling.

Mr. Roets indicated that there would be no new runoff based on the drawings, Ms. Max made a motion to approve Ms. Muir's addition as planned, which Mr. Roets seconded. Mr. Sheridan polled the present members, and Mr. Roets, Ms. Max, and Mr. Sheridan unanimously voted aye. Mr. Sheridan agreed to wait to issue the building permit until they are ready to build, so that Ms. Muir can maximize the one-year permit period.

Open Discussion

The Planning Board reviewed the May 14, 2014 minutes. Mr. Roets moved to approve the minutes as submitted, which Ms. Max seconded. Ms. Elford polled the Board: Mr. Roets – aye, Ms. Max – aye, and Mr. Sheridan – aye.

Mr. Sheridan made a motion to adjourn at 8:08 PM. All were in favor.

Respectfully submitted,

Heather K. Elford

Heather Elford
Planning Board Secretary