

APPROVED
JOINT TOWN/VILLAGE OF CLAYTON
PLANNING BOARD MINUTES
NOVEMBER 8, 2007

At 7:00PM Chairman Baril opened the regular meeting of the Joint Town / Village of Clayton Planning Board with the following board members present:

Bud Baril, Ron Duford, John Eppolito, Larry Aubertine, John Kehoe, Alternate Gail Richardson sitting in for Paul Heckmann, Alternate John Summers sitting in for Preston Lowe

Others Present: ZEO LaClair, Recording Clerk Diane Clark

Townspeople present: Thomas Murphy, Chris Wessinger, Ken Knapp, Cindy Grant

Minutes were reviewed from October, 11, 2007. **MOTION** was made by John Kehoe, seconded by John Eppolito to approve the minutes as written.

Aye: Baril, Eppolito, Kehoe, Aubertine

Nay: None Abstain: Richardson, Summers, Duford Absent: Lowe, Heckmann

Minutes from October 18, 2007 workshop were reviewed. Page 2, # 5 (clarification made) *Bernier & Carr* will ask a local archaeologist to do research. **MOTION** made by John Kehoe, seconded by Larry Aubertine to approve the amended minutes.

Aye: Baril, Summers, Kehoe, Aubertine

Nay: None Abstain: Richardson, Eppolito, Duford Absent: Lowe, Heckmann

Chairman Baril mentioned the Wind Energy “sound” committee met and reviewed proposals and interviewed two of the three companies that study sound as it relates to wind farms. The committee determined Cavanaugh Tocci Associates would be a good place to start. Augusta Withington, from Bernier & Carr stated she would contact CH2MHILL to obtain the noise analysis provided to PPM. The Planning Board reviewed the proposal noting that Bernier & Carr would be the point of contact. Chairman Baril made a **MOTION**, seconded by John Kehoe to have the committee proceed with the possibility of hiring this company. .

Aye: Baril, Summers, Kehoe, Aubertine, Richardson, Eppolito, Duford

Nay: None Abstain: None Absent: Lowe, Heckmann

7:30PM – Town – Marlene Barrett, NYS RT 12 & Potter Blvd (Roosevelt Tract) Tax Map # 20.07-2-26 in the Marine Residential District. Consider a simple minor subdivision.

The Board reviewed the application and determined it was complete. It was noted a Generic SEQR is on file. There were no phone calls or letters or people present opposing the application. **MOTION** made by John Kehoe, seconded by John Summers to approve this application.

Aye: Baril, Summers, Kehoe, Aubertine, Richardson, Eppolito, Duford
Nay: None Abstain: None Absent: Lowe, Heckmann

7:35PM – Town – Peter & Darilynn Pitman, Breezy Pines Rd. Tax Map # 12.20-2-55.54 in the Marine-Residential District. Consider a simple minor subdivision.

The Board reviewed the application and determined it was complete. It was noted a Generic SEQR is on file. Neighbor Christine Wessinger stated concerns of the Pitman's leech field being to close to her well. **MOTION** made by John Kehoe, seconded by John Summers to approve the subdivision with the condition that any septic systems installed in this subdivision need to recognize any wells on adjacent properties.

Aye: Baril, Summers, Kehoe, Aubertine, Richardson, Eppolito, Duford
Nay: None Abstain: None Absent: Lowe, Heckmann

7:45PM – Town – Alice Peron, 41821 Lower Town Landing Rd. Tax Map # 12.00-1-39.21 in the Marine – Residential District. Consider a simple minor subdivision.

The Board reviewed the application and determined it was complete. It was noted a Generic SEQR is on file. There were no phone calls or letters or people present opposing the application. **MOTION** made by John Kehoe, seconded by Larry Aubertine to approve this application as submitted.

Aye: Baril, Summers, Kehoe, Aubertine, Richardson, Eppolito, Duford
Nay: None Abstain: None Absent: Lowe, Heckmann

7:50PM – Town – Richard Heck, 12965 Brown Rd. Tax Map # 12.17-1-45 in the Marine-Residential District. Consider a simple minor subdivision.

The Board reviewed the application and determined it was complete. It was noted a Generic SEQR is on file. There were no phone calls or letters or people present opposing the application. **MOTION** made by Larry Aubertine, seconded by John Kehoe to approve this application as submitted.

Aye: Baril, Summers, Kehoe, Aubertine, Richardson, Eppolito, Duford
Nay: None Abstain: None Absent: Lowe, Heckmann

8:00PM – Mike & Gayla Heberling, Boomerang Island (Murray Island) Tax Map # 12.07-1-12 in the Marine-Residential District. Site Plan Review to erect a house.

Mark Hummel, agent for the Heberlings, addressed the board. He submitted drawings showing where the proposed house would be erected. The board asked about a septic system. Mr. Hummel stated the home would have a compost toilet and a biomat system for gray water. He stated he is working with the DEC, Dept of Health and Jefferson County. The board decided they would like input from Tilt and Save the River on questions C2 and C3 of the SEQR before going any further with the application. Chairman Baril stated he would draft the letters to both organizations.

8:25PM – Eric Gregware – (Northern Marine) 16782 Stern Dr. Tax Map # 20.08-1-16.72 in the Marine-Residential District. Set a Public Hearing.

Mr. Gregware addressed the board. He stated he would like to expand his office building making it 12 ft. wider and 10ft longer. He noted that it would meet the setback requirements and it already has septic and a well. The board indicated they would like to see stamped plans either before or at the Public Hearing. Mr. Gregware indicated he would provide them. **MOTION** made by Gail Richardson, seconded by John Eppolito to set a Public Hearing date and time for December 13, 2007 at 7:15PM.

Aye: Baril, Summers, Kehoe, Aubertine, Richardson, Eppolito, Duford
Nay: None Abstain: None Absent: Lowe, Heckmann

Being no further business to discuss, **MOTION** was made by Larry Aubertine, seconded by John Kehoe to adjourn this meeting at 8:45PM. Motion carried.

Respectfully submitted,

Diane Clark
Recording Clerk