

TOWN OF HOUNSFIELD PLANNING BOARD MEETING

August 2, 2016

The monthly meeting of the Town of Hounsfield Planning Board was called to order by Chairperson Yvonne Podvin at 7:00 p.m. at the Town Hall, Co. Rt. 66. The Pledge of Allegiance was said.

Roll call was given and members present were: Yvonne Podvin, Mel Washburn, Maryann Oliver, Kelly Harrienger and Paul Locy.

The July 5, 2016 minutes were approved with Mel Washburn making the motion and Paul Locy making seconding. The motion carried.

#2016-10 Robert Fish – Tax Map #81.00-1-93-2, Property located at 22341 NYS Route 180, Jefferson County.

Mr. Fish wishes to subdivide this lot into two lots. The lots will contain 9.8 acres and 14.5 acres. There is plenty of road frontage on each lot.

Paul Locy made a motion to approve the division. Kelly Harrienger seconded the motion. The motion was approved with all in favor.

Chairperson Yvonne Podvin signed the mylar and told Mr. Fish to be sure to submit this to the County within 62 days.

#2016-11 Lloyd Stokes -Tax Map 82.14-1-15, 19607 NYS Route 3, Watertown, NY.

As a representative for Mr. Lloyd Stokes, Mr. Allen attended the Planning Board for a preliminary meeting. Mr. Allen intends to purchase this property and he would like to completely renovate a residence currently on this lot and make it an office building. This would take the property from residential to commercial and this would be a commercial business, not a home business. This property is located in the Arterial Overlay district. This lot contains 1.67 acres. It has 437' of road frontage and the set back is approximately 137'.

Mr. Allen was informed that he needs two acres for a business in the Overlay district in the Arterial Corridor. This property would need a site plan review. He will need to go the ZBA to try to get a variance for 1/3 acre more and also 61' rear set back. A special use permit and a public hearing would also be required. Then it would have to go through the County for approval.

If approved through the ZBA the Planning Board will look at an application. This case was set aside until other requirements are met first.

Mr. Jeff Peebles, Spencer Road.

Mr. Peebles would like to purchase a piece of property that has 442' feet of road frontage on Spencer Road. He would like to do a land division.

The Board reminded him that he still has to combine two lots that they previously approved.

The application for the land division was accepted tonight. The mylar and maps will be brought in for next month's meeting.

There was no old or new business

The meeting adjourned at 7:32 p.m. with Paul Locy making the motion and Maryann Oliver seconding the motion. All in favor.

Respectfully submitted by Sheryl Crandall