



404 Peck Road and 412 Peck Road Property Split/Property Merger

Bruce Schult, owner of 404 Peck Road (ta#057.02-1-19.1), Steve Bauman, owner of 412 Peck Road (ta#057.02-1-18.2), presented to the Board plans to split a 30± acre portion of land from the property located at 404 Peck Road, said portion of land is directly behind the property located at 412 Peck Road. The 30± acres would be merged with the property located at 412 Peck Road.

Mr. Schult stated that the property is farm land at present.

A discussion was held on what type of map is needed and what the County needs to file the approved subdivision and merge.

Jack Barton stated that there is no issue with Zoning.

After a small discussion Tod Ferguson made a motion to approve the subdivision of the property located at 404 Peck Road (ta#057.02-1-19.1) as shown on the map presented to the Board at tonight’s meeting and to merge said property with the property located at 412 Peck Road (ta#057.02-18.2). Upon presentation to the Town of a completed map by a Licensed Surveyor showing the new property lines of 412 Peck Road, the Chairman will sign the plans so that they can be filed in the County Clerk’s office. Motion carried unanimously 3-0 (Tim Harner and Ed Fuierer absent).

Design Criteria and Construction Specification for Land Development

Jack Barton stated that he has comments from the Fire Marshal and from his office on the proposed criteria.

Mr. Barton reviewed a few of the Fire Marshal’s and building department’s comments/concerns with the proposed criteria.

Asked that the Board review the proposed criteria and bring any comments/concerns with them to the next meeting.

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Jack Barton stated that he had two referrals, one from the Town Board and one from the Zoning Board of Appeals, asking the Planning Board for their comments and concerns on the following applications:

Miscellaneous Continued:

1. Re-Zoning application - Doan Chevy Ridge Road - to re-zone a small parcel to the west to Highway Commercial. Mr. Barton passed out a few maps showing the property to be re-zoned. Mr. Barton stated that any District Boundary changes require Planning Board review and comments.

2. An application to the Zoning Board of Appeals for an addition to a home on Ampor Beach. The home is presently a non-conforming structure and the Town Codes states that any expansion of a non-conforming structure has to be reviewed by Planning Board and giving a report to the Zoning Board. Steve Aprilano stated that he has to go to Ampor Beach this week and he would check out the site.

A discussion was held on continuing education for the Board.

There not be a quorum present from the last meeting the Board could not entertain a motion for approval of the minutes. Steve Aprilano and Tod Ferguson both gave their verbal approval of the minutes as presented.

There being no further business, a motion was made by Tod Ferguson and seconded by Steve Aprilano to end the meeting at 7:41 pm. Motion carried unanimously 3-0 (Tim Harner and Ed Fuierer absent).

Respectfully submitted,

Maureen L. Werner  
Recording Secretary