



PLANNING BOARD MEETING

April 2, 2018

Members present: Scott Neal, Kathy Berretta, Rusty Schryer Larry VanGee (Ad Hoc)

Members absent: Ann Hayslip, Tim Jones

The meeting was called to order by Acting Chair Neal at 7:00 PM and a quorum was established.

Minutes from 03/19/2018 were approved. Motion: L. VanGee, 2nd: K. Berretta. *4 members voted in favor, none opposed. Ayes carried.*

Old Business:

Acting Chair Neal read an email from Village Board Trustee Maxine Appleby, reminding all of the upcoming mandatory LWRP training on April 11, 2018.

New Business:

Applications:

- **Robert Topoleski, 7467 Irwin Street, Sodus Point NY.** Lee Geibel from LG Construction presented the site plan application for the rebuild of a new 21'x30' pole barn style house for the applicant. **(CODE 190-49)** Mr. Topoleski has applied for funding from Bishop Sheen to rebuild his cottage as a result of the severe 2017 flooding and he is building 2 feet above the flood plain of 249', making his first floor 251'. The metal siding will be one color and the roof will also be metal. Per CEO Druschel, all building and fire codes have been addressed. There was discussion about parking and IBC requirements as well. A motion to approve the application *as a result of flooding hardship* was made by K. Berretta, 2nd: S. Neal. *4 members voted in favor, none opposed, ayes carried.* The application will now go to the ZBA for a set-back issue (Code calls for a front setback of 25', and there is only 4'.)

- **Dewayne and Jennifer Evans, 8437 Sill Road, Sodus Point, NY.** James Fahy of James Fahy Design Associates presented the site plan application for the installation of a wraparound porch and construction of a 3- car garage along with interior renovation. The cost of the project will be in excess of \$10,000. **(CODE 190-49)**. The property is currently divided into two parcels and the applicants are now in the process of legally joining both parcels with the Wayne County Tax Mapper so that prior to the commencement of the project, any setback issues will be resolved. The garage will be vinyl sided with vinyl cedar shake accents to match the existing house. After discussion, a motion was made to accept the site plan with the condition that the parcels will be merged before construction begins. Motion: K. Berretta, 2nd: R. Schryer. *4 members voted in favor, none opposed ayes carried.*

- **Doug Wagner, 8311 South Shore Road, Sodus Point, NY.** Mr. Wagner presented the site plan application for the refacing and repair of an existing break wall. **(CODE 121-9)**. The existing wall will be covered in a composite material and then backfilled with gravel and concrete. Mr. Wagner informed the Board that he has applied for the necessary DEC permits. A Waterfront Assessment Form was completed by the Board. (See attached Appendix” A”). A motion was made to approve the application and WAF pending DEC approval by L. VanGee, 2nd: K. Berretta. *4 members voted in favor, none opposed. Ayes carried.*

A motion to adjourn at 7:40 PM was made by K. Berretta, 2nd R. Schryer. *4 members voted in favor, none opposed. Ayes carried.* Our next scheduled meeting will be April 16, 2018 at 7 PM.

Ann Hayslip-Chair

Scott Neal-Clerk/member

Tim Jones/member

Kathy Berretta/member

Rusty Schryer/member

Larry VanGee/Ad Hoc