

**TOWN OF LIBERTY
PLANNING BOARD MINUTES
JULY 1, 2008**

MEMBERS PRESENT

Diane S. Deutsch, Chairman
Dean Farrand
Ray Kelly
John Van Etten, alternate
Peter Stettner, alternate

ABSENT

Jon Sutherland
Lynn Dowe

ALSO PRESENT

Walter F. Garigliano, Town Attorney
Mark Van Etten, Building CEO
See attached sign in sheet

CHAIRMAN DEUTSCH CALLED THE MEETING TO ORDER AT 7:03 PM.

ON MOTION MADE BY DEAN FARRAND AND SECONDED BY PETER STETTNER, THE BOARD UNANIMOUSLY APPROVED THE MINUTES FOR JUNE 12, 2008.

ON MOTION MADE BY DEAN FARRAND AND SECONDED BY PETER STETTNER, THE BOARD UNANIMOUSLY APPROVED THE MINUTES FOR JUNE 3, 2008.

PUBLIC HEARING:

Dwayne Labagh
2 Lot Subdivision
County Road 143
SBL: 42.-1-15.1
Zone: AC

It was reported that 12 notices were sent, 11 green card received and one returned. Chairman Deutsch asked if there was anyone from the public that had any questions or comments. Janet Lybolt appeared and asked what the project entailed. It was explained to her that the applicant was going to subdivide the parcel for a residential structure in the future. Chairman Deutsch asked if there was anyone else? No one else appeared.

ON MOTION MADE BY DEAN FARRAND AND SECONDED BY RAY KELLY THE PUBLIC HEARING WAS CLOSED.

Mike Woods and Dwayne Labagh appeared for this project. Attorney Garigliano read the SEQR into the record.

MOTION WAS MADE BY RAY KELLY AND SECONDED BY JOHN VAN ETTEN FOR NEGATIVE DECLARATION ON SEQR. ALL IN FAVOR. APPROVED.

The 239 review from County Planning was reviewed. Chairman Deutsch asked for clarification on the right-of-way.

ON MOTION MADE BY JOHN VAN ETTEN AND SECONDED BY PETER STETTNER APPROVAL WAS GRANTED FOR THE LABAGH 2 LOT SUBDIVISION. ALL IN FAVOR. APPROVED.

PUBLIC HEARING:

**LMS Properties NY LLC
(Green Hills Estates)**

Area Variance
County Route 15
SBL 36.-1-59
Zone: RS

It was reported that 65 notices were sent, 54 green card received and one returned. Chairman Deutsch asked if there was anyone from the public that had any questions or comments. No one appeared.

ON MOTION MADE BY DEAN FARRAND AND SECONDED BY JOHN VAN ETTEN THE PUBLIC HEARING WAS CLOSED.

Randy Wasson and Eli Ravitz appeared for this project. Attorney Garigliano read the SEQR into the record.

MOTION WAS MADE BY RAY KELLY AND SECONDED BY JOHN VAN ETTEN FOR NEGATIVE DECLARATION ON SEQR. ALL IN FAVOR. APPROVED.

The 239 review from County Planning has not yet arrived. This matter is recessed until July 22, 2008.

Cranesville Block Co.

Special Use Permit
1794 State Route 52
SBL: 30.-1-27.4
Zone: RD

A representative from Cranesville Block appeared for this project. A short discussion was held and it was determined that providing larger maps with better detail are received by the Planning Board secretary in a timely manner, this project can have a public hearing on August 5, 2008 and can be sent for 239 review.

Ironic, LLC

Special Use Permit
Application for Renewal of License
Willi Hill Road (Town Road #86)

SBL 42-1-17.2
Zone: AC

Jacob Billig and Randy Wasson appeared for this project. The applicant was seated in the public seating. Jacob Billig has taken over the representation of this project from Michael Davidoff. He explained that he has read the whole file and is familiar with the project and that the NYS DEC was at the property on June 26, 2008 and gave it a good report. He said they passed with flying colors. He passed around to the Board members a newly revised Business Plan, a copy of the NYS DEC Article 17 Title 23 Vehicle Dismantling Facility Inspection Report, an aerial view of the property and a revised site plan. After a brief discussion it was determined that the new information should be sent to the Town Planner Tom Shepstone for his review. They will appear at the August 5, 2008 meeting. It was also determined that the applicant is just storing vehicles at the site pending license renewal.

B.B.P. Ferndale, LLC
2 Lot Subdivision
9 Ferndale Road
Co. Rd # 71 & Co. Rd # 175
SBL 36.-1-110.2
Zone: IC

Jim Severing appeared for this project. He explained that this would be either a case of combining lots or subdividing. After a brief discussion it was determined that he would go back to the applicant and see if he would like to subdivide and do perc and pitt testing or do a lot improvement and possibly have it approved at the August meeting. Jim Severing will appear at the August meeting with the applicant's decision along with new maps.

Circle C Cabins
Special Use
Rte 52
SBL 35.-2-14.1
Zone: RD

Christopher Campiglia appeared for this project. He explained that he wished to place a 9,800 square foot cabin manufacturing plant behind the sewer treatment plant on his property. After discussion with the Board members, it was decided that Mr. Campiglia should go before the Zoning Board of Appeals to see about an area variance or the Town Board to see about the road access issue before coming before the Planning Board. It was also decided that Mark Van Etten, Code Enforcement Officer would have to see that Mr. Campiglia had a letter from him denying a building permit so that he could go to the Zoning Board of Appeals.

ON A MOTION MADE BY DEAN FARRAND SECONDED BY PETER STETTNER, THE PLANNING BOARD WENT INTO EXECUTIVE SESSION AT 8:10 PM.

EXECUTIVE SESSION CLOSED AT 8:28 PM

ON A MOTION MADE BY DEAN FARRAND AND SECONDED BY JOHN VAN ETTEN, THE MEETING ADJOURNED AT 8:30 P.M.

Approved: _____ **N. Saucier, Secretary**