

**TOWN OF JERUSALEM PLANNING BOARD**

**MEETING MINUTES**

**MARCH 3, 2022**

Town of Jerusalem Planning Board meeting was called to order via zoom with the Pledge to the Flag @ 7:00 pm.

Roll call:

Tim Cutler

Ron Rubin

Paul Zorovich

John Wheeler

Sam Priem

Robin Johnson

Excused: Georgeann Farrell and Donna Gridley

Others Present: Bill Gerhardt, Bill Grove, Steve Castner, Laura Tabatcher and Daryl Jones

Meeting minutes from February approved by Paul Zorovich and 2<sup>nd</sup> by Ron Rubin, all in favor, Sam Priem abstained.

Tim Cutler shared that the variance for the Kurzik property was denied by the Zoning Board, so they will need to come back to the Planning Board.

Public Presentations to the Planning Board

- (a) Steep Slope Application 03-2022, Build new cottage and detached garage, Larry Barnes, 5989 West Bluff Drive, Keuka Park, NY 14478

Tim Cutler shared that Larry Barnes application was reviewed by Zoning Board and approved the variances.

Bill Grove shared that they applied for the variance first so that we could put the house and garage where we wanted them. Cottage of West Bluff Drive with garage on upper side of Road. Rick Ayers reviewed and gave his okay.

Bill Grove shared grading and retaining wall information with Planning Board.

John Wheeler asked about the high-water mark

Bill Grove explained that the break wall made it approvable, that is why they went to Zoning Board first for the variance.

Bill Grove explained garage dimensions, existing driveway and culverts.

Ron Rubin asked about the update on Septic System

Bill Grove shared that it has not been submitted yet but does not anticipate any problems.

Tim Cutler asked about specifications on culvert

Bill Grove shared it is a 15-inch culver with trench drain

Sam Priem shared thoughts on trench drains and maintenance

Bill Gerhardt discussed trench drains and shared that some people are not good with regards to maintenance of trench drains, discussed option of cross slope on the north side of the property. Will discuss this with Tony Hurd at the pre-construction meeting and will do what works best.

Ron Rubin shared that Tony Hurd had stated that construction should not begin prior to April 30<sup>th</sup> due to frost.

SEQR Part I

Tim Cutler reviewed with Planning Board

SEQR Part II

Tim Cutler reviewed line by line with Planning Board

Motion for a Negative Declaration was made by Paul Zorovich and 2<sup>nd</sup> by John Wheeler, all in favor, approved.

Tim Cutler went over and reviewed all conditions with Planning Board

Approval of the Site Plan with conditions was made by Ron Rubin and 2<sup>nd</sup> by Sam Priem, all in favor, approved.

Tim Cutler introduced Sam Priem as he was recently appointed by the Town Board to replace Donna Gridley's spot on the Planning Board.

Tim Cutler shared that the April meeting will be in person @ the Town offices.

#### Updates by the Town

Steve Castner shared that the board needs a letter from the Highway Superintendent when involving highway right of ways.

Daryl Jones shared that if the board does not have comments from Tony Hurd, Highway Superintendent the applications should be tabled.

John Wheeler asked who puts the applications on the calendar

Tim Cutler explained the process

Bill Gerhard shared the two-week time frame and how the application process and packets work.

Tim Cutler shared that the process may need to be adjusted to make it more clear to the applicants and what their responsibilities are.

Motion to adjourn made by John Wheeler and 2<sup>nd</sup> by Paul Zorovich

Meeting adjourned @ 8:00 pm

Respectfully submitted,

Robin Johnson

Planning Board Secretary