

Town of Horicon Planning Board

Minutes of May 21, 2008 - **Approved**

Members Present: Chair Bill Bruce, Doug Paton, Jim Remington, Harry Balz, Alternate Dennis Doyle, Alternate Georgia McMeekin, **Absent:** Joe Dooris

Others Present: Counsel to Boards Mike Hill, Town Board Member Bob Olson, ZBA Member Gary Frenz, Zoning Administrator Gary McMeekin

Guests Present: Tom Johanson, Andy Liebelt, Steven L Smith

Chair Bill Bruce welcomed Harry Balz to the board.

PUBLIC HEARING:

File # 2008-05CU Tax Map 53.-3-58.2 Stephen Robertson seeking a Conditional Use to construct a single family dwelling with attached garage to parcel located at the corner of East Schroon River Rd and East Shore Drive in the RRD-10 acre zone. After a brief discussion regarding the necessity of a variance, Doug Paton made a motion to close the public hearing, 2nd by Dennis Doyle. All Ayes.

File # 2008-07SD Tax Map 70.-2-11.23 Steven L Smith seeking a 2-lot subdivision located on Valentine Pond Rd in the LC-10 acre zone. The applicant is being represented by Colleen Delcore, Esq. Colleen Delcore referred to the map stated that LotB3 of 32.223+/- acres is proposed in the 2 lot subdivision to become Lot B3 with 22.210+/- acres and B5 with 10.013+/-acres adding that the SEQRA form has been submitted as requested and no new land use is proposed at this time. Bill Bruce asked if anyone had any comments or questions. Colleen Delcore stated that the original subdivision was completed May 2005. After a brief discussion regarding road frontage, Doug Paton made a motion to close the public hearing, 2nd by Jim Remington. All Ayes.

The regular meeting of the Planning Board was called to order by Chair, Bill Bruce. Doug Paton made a motion to accept the minutes as presented, 2nd by Jim Remington. All Ayes

UNFINISHED BUSINESS:

File # 2008-05CU Tax Map 53.-3-58.2 Stephen Robertson seeking a Conditional Use to construct a single family dwelling with attached garage to parcel located at the corner of East Schroon River Rd and East Shore Drive in the RRD-10 acre zone. A brief discussion ensued regarding the access of the new home off of East Schroon River Road or East Shore Drive. Stephen Robertson stated that his access would be off of East Shore Dr. Discussion ensued regarding Section 8.31,8.32 and Section 9.61 of the Zoning Ordinance and the traffic conditions and the County's no parking signs. Doug Paton made a motion to approve the Conditional Use citing Sections 8.31, 8.32 and 9.61 of the Zoning Ordinance, 2nd by Dennis Doyle. All Ayes.

File # 2008-07SD Tax Map 70.-2-11.23 Steven L Smith seeking a 2-lot subdivision located on Valentine Pond Rd in the LC-10 acre zone. The applicant is being represented by Colleen Delcore, Esq. SEQRA form was reviewed. Doug Paton made a motion to declare a negative declaration, 2nd by Harry Balz. All Ayes. Doug Paton made a motion to approve the 2-lot subdivision, 2nd by Harry Balz. All Ayes.

NEW BUSINESS:

File # 2005-18CU Tax Map 88.10-1-41 Michael Erickson seeking a modification of previously approved Conditional Use to operate a Real Estate Office in addition to the approved Gun Shop on parcel located at 6578 State Rte 8 in the CR-20,000 zone. The property owner is being represented by Andrew Liebelt, operator/owner of the Gun Shop. Harry Balz asked Andrew Liebelt the use percentage of gun shop to real estate office would be. Andrew Liebelt stated that the Real Estate office would occupy 20% of the space. Dennis Doyle asked if this would impact on the ATF licenses. Andrew Liebelt stated that there would be no effect on his license.. Discussion ensued regarding the parking spaces available. The applicant stated that he has seven (7) spaces available. Dennis Doyle made a motion to deem the application complete and schedule a public hearing, 2nd by Doug Paton. All Ayes.

Board Privilege:

Bill Bruce stated that the next Master Plan meeting would be held on June 5th and Leberge would be here on June 11th at 6PM.

Being no further business, Chair Bill Bruce adjourned the meeting at 8:18 PM - May 2008

Respectfully Submitted
Christine Smith-Hayes, Secretary