

TOWN OF JERUSALEM  
PLANNING BOARD MINUTES  
February 4, 2010

Approved

The regular meeting of the Town of Jerusalem Planning Board was called to order by Chairman Bob Evans , on Thursday February 4, 2010 at 7:10 pm  
The roll was called:

Present	R. Evans - Chairman
Present	M. Coriale – Vice Chairman
Excused	E. Pinneo
Present:	D. Koop
Present	B. Pringle
Present	D. Gridley
Present	J. Gruschow

Others present, David Wegman, George Sproule, Tom Close, Dick Smith, Annette Toasperm, Wayne Ackert, J. C. Smith, Gail Pollard, Jim Crevelling, Alan Comstock, Town Board Members- Max Parsons, Mike Foltz & Neil Simmons.

**APPROVAL/CORRECTION OF MINUTES**

***A motion was made by Donna Gridley to approve the minutes as submitted. The motion was seconded by Bill Pringle. .Ayes – 6 Nays 0***

**THE PLANNING BOARD'S PUBLIC PRESENTATIONS**

**A. OLD BUSINESS**

**a. Harbor View Town Houses**

**i. Site plan dated 1/28/10**

1. It would be better if there were not a lot of conditions.
2. Several letters and memos were presented to the Planning Board from Scott E. Sheeley - Deputy Regional Permit Administrator, Rick Ayres - Conservation Dist Tech Yates County Soil & Water, Shawna E. Bonshak - Yates County Planner, Sheryl C Robbins, P.E. - Senior Sanitary Engineer citing incomplete applications for a DEC permit.
3. These letters were presented to the Planning Board at the beginning of the meeting. Therefore, Planning Board was not able to review prior to the beginning of the meeting.
4. Several other issues were brought before the Board, They will be reviewed at a special meeting.

**ii. SEQR**

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1. A letter from the DEC dated 2/04/2010 stated that the septic was an accepted system. DEC cannot issue final approval until the SEQR has been completed.
  2. A memo was received from Scott E Sheeley, Deputy Regional Permit Administrator citing a letter that was received by Mr. Martin on 2/4/2010 stating the 3<sup>rd</sup> notice of incomplete application. The memo stated that the letter provided their comments on the issue of the sanitary wastewater system.
  3. Because numerous documents/information was received on the night of the Planning Board meeting, thus not allowing adequate review, and the DEC approval of 3 requested waivers has not been received, the Planning Board determined it would not be able to complete the SEQR. The DEC will need to rule on the requested waivers prior to Planning Board's completion of the SEQR. It was noted Yates County I & Water is opposed to granting the storm water waivers.
  4. A Special Meeting will be held Friday 2/12/2010 at 3pm at the Town Offices to address the SEQR.
  5. All memos and letters pertaining to this process are filed in the Planning Board file under the Harbor View Townhouses.
  6. DEC need to rule on several waivers. Yates County Soil & Water is opposed to granting storm water waivers.
- iii. Subdivision
1. A Subdivision application will need to be submitted. This needs to be submitted 2 weeks before the next Planning Board Meeting.

B.) Other Business

a. Conservation of Natural Resources/Renewable Energies Subcommittee

- I. The committee presented an Open Space Inventory Map- Dated 2009.

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1. February 18, 2009 the Jerusalem Town Board made a motion for the Town Board to adopt the subcommittee's mission as presented.
2. The purpose of the open space plan & how to use this map was presented to the Planning Board.
3. "Open space is defined as land which is not intensively developed for residential, industrial, commercial, or institutional use." For more specific see State definitions.
4. Alan Comstock explained how this open space map was divided.
  - i. Farms – Red. Green-Large parcels, Purple- 3-25 acres, and White-Gov.
5. Several documents were submitted to the board to represent the reasons and justifications for this map. These will be retained in the Planning Board File, under Conservation and Renewable Energy.
6. An open space inventory is required for an Open Space plan. An Open Space plan should help us be competitive for grants and possible tax credits and or future carbon tax credits and should help us plan for growth in tourism and agriculture.

A motion was made by Bob Evans that the map that was presented by the Conservation and Renewable Energy Committee and Alan Comstock be accepted as the current inventory open space map as of December 2009, and this is to be forwarded to the Town Board for approval. The motion was seconded by Mary Coriale. Ayes – 5, Abs – 1  
Ayes – R. Evans , M. Coriale , D. Koop, D. Gridley, and J. Gruschow.  
Abstain – B. Pringle

THE PLANNING BOARD'S PUBLIC BUSINESS

A. OLD BUSINESS

- 1). COMMITTEE REPORTS:
  - a. ADVISORY COMMITTEE – Meeting Canceled

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b. KEUKA LAKE WATERSHED – Deb Koop – No meeting & no report.

2) PLANNING BOARD PRIORITIES:

a. Subdivision – Chairman Tom Close –

i. Tom requested that we hold training sessions at the end of each Planning Board Meeting starting 3/4/2010.

ii. A mock pre application request meeting will be held. Tom will report on this at the next Planning Board meeting.

iii. All of the Planning Board members received Training materials relating to Subdivision. These Training Materials were copies and left in members mail boxes before the meeting.

b. Agriculture Protection & The Right to Farm - no report

c. Requirements for Planning Board Continuing Education – Chairman Bob Evans

Tom Close asked if the Subdivision Training could be part of the Certified Training for the Planning Board. Chairman Evans said he would research this and report to the Planning Board members.

d. Steep Slopes – Chairman - Ed Pinneo (Excused from the meeting this evening ) No Report

e. Conservation & Renewable Energy – Please notice report under other business.

3) NEW BUSINESS

a. Cultural Center – No Report

***Motion: A motion to adjourn the meeting at 9:05PM was made by D. Koop and was seconded by M. Coriale Ayes 6 Nays 0.***

Respectfully submitted,

Carol Goebel