

**Town of Groveland
Planning Board & Zoning Board of Appeals**

**Joint Meeting
December 19, 2011**

Planning Board members present: Chairman Randy Clymo, Kathy Gurak, Dan Rossborough Ted Miskell and Seth Burnette. Absent: Roxanne Adamson, Alt.

Zoning Board of Appeals members present: Chairman Ron Merrick, Phil Livingston , Patti Johnston, Alt. and William Magee. Absent: Courtney Burnette.

Also present: CEO Ron Maxwell, Walt Kalina of Clough, Harbour and Associates, Councilmen Craig Phelps and John Driscoll.

Chairman Randy Clymo opened the joint meeting at 7:25 PM.

Walt Kalina handed out revisions dated December 8, 2011 and said he talked to the Town Board to get final input from them before sending the revisions to Ag & Markets and the County Planning Board. He was asked to poll the Boards and get back to them after the new year.

There was discussion regarding changing minimum/maximum lot size for residences and taking parcels of 10 to 20 acres, if not viable farm land and put them in A-R district and make them more restrictive. Walt said that currently there are approximately 25 parcels under 10 acres and 30 parcels under 20 acres and most of those parcels are right on the edge of the Ag district. The Boards decided not to make any changes to the revisions presented.

Motion by Ted Miskell to approve sending the revisions dated December 8, 2011, as presented at this meeting, to NYS Agriculture and Markets and the County Planning Board for review. Motion seconded by Kathy Gurak. All in favor.

Walt Kalina will draft a letter on behalf of the Planning Board and Zoning Board of Appeals to accompany the revisions and send it to the Town Clerk by the end of the week.

Review and approval of October 24, 2011 joint meeting minutes: Motion by Ted Miskell to approve the minutes as submitted, seconded by Kathy Gurak. All in favor.

Review and approval of November 28, 2011 joint meeting minutes: Motion by Ted Miskell to approve the minutes as submitted, seconded by Kathy Gurak. All in favor.

Motion by Ted Miskell to adjourn the meeting at 8:15 PM, seconded by Pattie Johnston. All in favor.

Submitted by,
Karol Thomas
Recording Secretary