

**Town of Groveland Planning Board**  
**Meeting Minutes**  
**March 27, 2017 @ 7:30 PM**

Present: Kathy Gurak, Mitje Raschi, Fred Ingalls, members;  
Absent: Seth Burnette (Chair); Randy Clymo, member  
Other Officials: Ron Maxwell, Code Enforcement Officer; Todd Ewell, Town Engineer

Acting Chair Gurak called the meeting to order at 7:30 P.M.

**Approval of February Meeting Minutes** – postponed to April since Kathy Gurak was not at the last meeting.

**New Business:**

*Teitsworth Site Plan application for demolition of existing office of 24x30 and rebuilding a 24x30 single story building with an attached 2-story 40x60 office located at 6502 Barber Hill Road.*

Acting Chairman Gurak opened the Public hearing @ 7:31 p.m.

Also stated:

County Referral was completed with a response of “No Significant Countywide Impact”

SEQRA was reviewed and completed by the Zoning Board of Appeals on 3/20/17 meeting with Teitsworth’s Conditional Use Permit and declared a negative declaration.

Applicant Roy Teitsworth along with Andrew Howe, TAB Design was present to represent for questions. The Town Engineer and Mr. Howe went through the letters dated February 23<sup>rd</sup> & March 23<sup>rd</sup>. A few notations:

- Septic data has been submitted to county health but no permit can be issued without the approved permit. Town Engineer would like a copy of the approved septic plans.
- Code Enforcement Officer, Ron Maxwell state the handicap transition detail must show in the building plans if site plan is approved.
- Engineer state Question 14 in March 23<sup>rd</sup> letter needs to show survey; TAB Design stated they will fine tune that for the building plans.
- Construction is not planned until mid-June as the office is needed for scheduled auctions.

Public hearing closed @ 7:50 p.m. with no public comments.

A motion by Mitje Raschi, seconded by Fred Ingalls to approve the site plan application as presented in maps date stamped by the town clerk office on March 27, 2017 without any modifications. Roll vote: Raschi, aye, Ingalls, aye and Gurak, aye. Motion carried.

Maps are ready for signature and will contact Chairman Seth Burnette to sign all 4 maps and other town officials. Town Engineer would like to sign once all officials have signed so he can keep one for his files once we mail them.

*Justin Koschara & Ben Girod application for a 2 lot subdivision located 6674 Groveland Station Road (Route 63) for concept approval.*

Justin was present for review. The lot is 120 acres to subdivide 3.37 acres with house, shed and 1.4 tillable acres with a land contract.

Maps reviewed and shows septic associated with house parcel.

Code Enforcement Officer, Ron Maxwell stated the maps submitted are old; dated December 2015 which he decided to contact the surveyor, Greg LaFluer who now works for Livingston County Real Property Service office. Greg stated he is willing to stand behind them.

A motion by Member Mitje Raschi and seconded by Member Fred Ingalls to give concept approval and set for public hearing & SEQRA review for 4/24/17 @ 7:30 p.m. Roll vote: Raschi, aye, Ingalls, aye and Gurak, aye. Motion carried.

**CEO Maxwell report:**

- Grace and Truth Fellowship has been given a C/O for building; he will be signing off on the handicap parking as plans were overstated. Final grading is planned in the spring. Their engineer will sign off and submit an amendment for the folder.
- All fire inspections have been completed with the exception of KidStart as they have requested it in November.

**Other Communication:**

- Mitje stated she attended the Salt Mine DEC public hearing for the underground expansion. It went well, Bill Bacon was the only speaker.

A motion by Member Fred Ingalls and seconded by Member Mitje Raschi to adjourn the meeting. Motion carried. Meeting adjourned @ 8:40 p.m.

Sandra L. Bean, Recording Secretary

Dated: March 27, 2017