

MEMBERS PRESENT: John Hoffman, Acting Chair Earl Fontaine, Tom Judd Betsy Taylor

EXCUSED: Denise Heischman

ALSO PRESENT: Michael Tobin, James Turner, Ted Chapple, Mr/Mrs Chris Scoville

Chair John Hoffman called the Regular Meeting of the Village of Honeoye Falls Planning Board to order at 7:32 p.m.

SCOVILLE RESIDENCE: PEER STREET: SITE PLAN REVIEW

Eileen & Chris Scoville, with construction manager Ted Chapple, explained plans for their new home and the property in question.

The house is planned as a front entrance, two story & three bedroom home with a rear screened porch, utilizing Dutch slab siding. They will be using 12 inch block for the basement and steel beams, with 2 x 10 floor joists. The garage will have a stairway going up to the first floor for ease in entering during rain, and with laundry, etc. There will be no chimney or fireplace showing.

The property, which includes the one house to be built, is a large piece of property on Peer Street, backing up to Creekside Drive. Driveway for the house will be about 200 feet long, and built to circle around a 12 inch tree. There are two natural depressions causing a retention pond-like area. David Mathews, engineer, has been trying to contact Mike Schaffron of LaBella, for his input on this piece of land. Greg Emerson, DPW, needs to have additional information as well. There is no holding water on any of the property; the house will be built with a crock in the basement to pump out any water. Mr. Mathews feels, via the Scoville's, that the current sewers will suffice for a gravity feed as there is enough slope on the property to compensate.

There is a historical issue with the property and questions whether this is an archeologically sensitive area, as was suggested in years past. It was suggested the Scoville's may wish to contact the Rochester Museum & Science Center to request an archeological study. The Village will do the same. The Scoville's will not make a final purchase on the property until it has been determined whether they will in fact be able to build a home on the land.

A SEQR (long) form will be needed for this property. Mrs. Scoville will pick up the form on Tuesday morning from the Village Office; a copy of minutes from the June 1st Informal Discussion to be given to Mrs. Scoville as well. Copies of all minutes from the past several years concerning this property were mailed out in June as requested 6/1. The Scoville's did not receive these copies for some reason, and were given a set at this evening's meeting. A copy of the letter sent by the Village to the RM&SC will also be sent to the Scoville's.

The Scoville's will be put back on the agenda for the August 31st meeting (September meeting) to go over the SEQR form.

D.P. TOOLS: 66 NORTH MAIN STREET: ADDITION

The Board went over plans for an addition to D.P. Tools to be installed over the slab behind the building, facing N. Main Street. This will be a three-sided metal building with a pitched roof and one door. Mr. Phillips was not in attendance, Mr. Turner discussed the building with him briefly on the phone and relayed information to the Board.

At this time, the Board feels they cannot act on this application. A letter will be sent to Mr. Phillips noting the following needed information:

1. Color of building, due to its visibility to park area across N. Main St.
2. Elevation drawings
3. Type and Style of siding, i.e. corrugated, straight, etc.
4. Erosion concerns where will the roof drain rainwater to?
5. Suggestion to follow the Design Criteria Sheet (mailed with letter.)

SEQR REVIEW: HAAS SUBDIVISION

The SEQR was missing two pages; review will be completed on August 31. The Clerk will contact Craig Fisher at EDR for another copy.

SWIMMING POOL SETBACKS

Currently, setbacks for above ground pools are handled as an accessory building and are 3 feet from the property line. There are concerns about noise and safety issues at this setback. The Board agreed that 12 feet would be more realistic in most cases; however Mr. Turner brought up the issue of the Southern Manor housing area, anticipating a need for many variances in that area. Mr. Tobin will draft up a new 12 foot setback law, for above ground pools.

OTHER

Following discussion, Mr. Tobin agreed to write a letter to Richard Rosen of Mark IV requesting a meeting on Site on August 18 at 5:30 p.m. to walk the Phase III Conservation Easement Lines alongside the eastern-most boundaries.

The Board discussed General Motors and Fire Dept. concerns with Mr. Turner pertaining to the 10 Carriage Street property.

MINUTES:

Motion by Betsy Taylor, seconded by John Hoffman, that the minutes of July 13 be approved as amended. Motion carried.

ADJOURN

Motion by Earll Fontaine, seconded by Tom Judd that the meeting be adjourned at 10:05 p.m.

Motion carried.

Respectfully submitted,
Dab Milne-O'Brien, Secretary