

**TOWN OF MAYFIELD  
PLANNING BOARD**

June 8, 2005

At a regular meeting of the Mayfield Planning Board, Town of Mayfield, Fulton County, New York, held on Wednesday, June 8, 2005 at the Mayfield Village Hall, 13 North School Street at 7:00 pm there were

**PRESENT:**

Arthur Dahl, Chairman

John Vadney, Board Member

Robert Cooper, Board Member

**ABSENT:**

Mark Myers, Board Member, Marilyn Salvione, Board Member.

**OTHERS PRESENT:** Karl & Christine Hladik, Matt & MaryAnn DiMaio, John Stewart, Stan Kucel, Ron Shelmerdine, Irwin Sauve, Jeff & Amy Gruet, Phil Meashaw, Cindy Ostrander Planning Board Clerk.

Chairman Arthur Dahl called the meeting to order at 7:07 pm.

**APPROVAL OF MINUTES-**A motion was made by John Vadney and seconded by Robert Cooper to approve the minutes of May 11, 2005 as submitted.

Carried 3(three) AYES

A motion was made by Robert Cooper, seconded by John Vadney to rescind the negative declaration under the SEQR previously approved for the Voss subdivision, Progress Heights Phase III, in view of new information received from the New York State Health Department. The Board will re-open the SEQR evaluation at a later time. Carried 3(three) AYES

**PUBLIC HEARING-VOSS**

Due to the new information received from the NYS Health Department the Public Hearing scheduled for tonight should have been re-scheduled for a later date. However, since a number of neighboring property owners were present for the Public Hearing, the hearing was opened and they were asked to present their concerns. The hearing remains open to allow additional public comment at future meetings.

Jeff Gruet of 299 Progress Road spoke about his concern for the new development.

Matt DiMaio of 157 Progress Heights discussed his problems with the water run-off (when there is a heavy rain) on his property, and also that his well water is not very good. When Mr. DiMaio purchased his property he signed a contract that would limit the placement of new homes built on Lots #43 and #44. According to the contract, the new homes built would be placed in the same direction or parallel to his Phase II home.

Karl Hladik of 151 Progress Heights also discussed the water run-off problem he has, stating that there are no curbs to stop the water from washing away the top soil from the front of their yards. There is concern about the storm drains ending in the middle of vacant lots, and also the gravel pit he has to view from his home, where the bus turns around. There are presently three empty lots from Phase II, and they are overgrown and untidy.

John Stewart of 119 Progress Road also was concerned about the water run-off which comes from the north side of the development into his lot. Mr. Stewart mentioned the fact that there is not presently a street light at the end of the road and it would be a good idea to place one there. It was suggested he contact the Town highway supervisor about this.

Phil Meashaw of 1908 State Hwy 29 spoke of his concerns about the drainage from the development emptying onto his lot. It was noted that the Survey would have to be checked for accuracy, making sure that the stream is located entirely south of the survey area, and the retention pond is not encroaching on any neighboring property owner.

Irwin Sauve of 323 Progress Road discussed his water problem, his well only pumps at about 4 gallons per minute also he has a problem with people trespassing on his property with ATV's etc.

Due to the concerns of the neighbors the Board was asked to contact Mr. DiMaio if any new information was received and to let them know when additional information on this project is to be presented to the Planning Board.

#### **NEW BUSINESS:**

Ron Shelmerdine withdrew his previous application and submitted a new application. The Board questioned Mr. Shelmerdine about his plans. The property is located on Proper Road, SBL #120.2-42.11. The current lot is approximately 44 acres, and he is proposing a 2-lot subdivision.

PLANNING BOARD ACTION-A motion was made by John Vadney to declare the Shelmerdine subdivision a minor subdivision, seconded by Robert Cooper.

CARRIED 3(three) AYES

A short form SEQR was given to Mr. Shelmerdine to complete and return to the Planning Board, also a survey was requested showing the locations of the leachfield, septic, and well.

#### **OLD BUSINESS:**

Biggers Application- nothing received as yet.

Simonds Application-Mr. Simonds delivered a survey map as requested, Chairman Dahl will verify and sign.

Salisbury Application- The Planning Board Clerk was contacted by a lawyer representing the Salisburys. He will be helping them with the subdivision.

Next meeting will be held July 13, 2005

On motion by Robert Cooper, seconded by John Vadney the meeting was adjourned at 8:15 p.m.  
CARRIED 3(three) AYES

Respectfully Submitted,

Cindy Ostrander, Planning Board Clerk