

**TOWN OF MAYFIELD PLANNING BOARD
APRIL 18, 2018
TOWN OF MAYFIELD TOWN HALL
MEETING NOTES**

PRESENT:

_____ **JOHN KESSLER, CHAIRMAN**
_____ **AARON HOWLAND, VICE CHAIRMAN**
_____ **JERRY MOORE**
_____ **ADAM LANPHERE**
_____ **RICHARD MILES**

_____ **MICHAEL STEWART, CODE ENFORCEMENT OFFICER**

OTHERS PRESENT: Frank Fernandez

I. CALL MEETING TO ORDER:

The meeting was called to order at 6:00 p.m.

II. APPROVE MINUTES OF LAST REGULAR MEETING:

DISCUSSION: None

MOTION: To approve the minutes to the March 21, 2018 meeting.

MADE BY: Adam Lanphere

SECONDED: Richard Miles

VOTE: All in favor

III. MARIANNE EDWARDS – PUBLIC HEARING ON A SITE PLAN FOR STORAGE BARN ALONG NYS ROUTE 30:

A. Background:

Marianne Edwards owns an antique shop at 3674 State Highway 30 in the Town of Mayfield (Tax Map Parcel No. 152.-3-38). Ms. Edwards' property is approximately 1+/- acres in size. Ms. Edwards' operates an antique store on the property. She would like to construct a 40' x 60' storage building on the back side of the property for her business.

B. March 21, 2018 Meeting:

During its March 21, 2018 meeting, the Town of Mayfield Planning Board began reviewing Marianne Edwards' Site Plan application to construct a storage barn for her antique business along NYS Route 30. At that time, the Planning Board asked that several revisions be made to the final Site Plan drawing for the project. Unfortunately, a revised Site Plan drawing has not been submitted for this evening's meeting.

DISCUSSION: None

C. State Environmental Quality Review:

In accordance with Section 617.5 of 6NYCRR, the applicant's proposal to construct a storage barn for her antique business is essentially the construction or expansion of a primary or an accessory pertinent non-residential structure or facility involving less than 4,000 sq. ft. of gross floor area and should be classified as a Type II Action under SEQR.

DISCUSSION: None

D. Public Hearing:

1. The public hearing was opened at 6:03 P.M.

2. Speakers:

There were no speakers

3. The public hearing was left open in anticipation of receiving additional requested information that had yet to be provided to the Board by the applicant.

E. Planning Board Action:

Given the fact that a revised Site Plan drawing has not been submitted for the project, there is no formal action that can be taken by the Planning Board. No action was taken.

IV. PROPERTY TRANSACTION BETWEEN OAK RIDGE, LLC AND MILDRED SKIFF ALONG NYS ROUTE 29:

A. Background:

Oak Ridge, LLC currently owns Tax Parcel No. 150.-3-55.11, which is approximately 128+/- acres in size. Oak Ridge, LLC would like to acquire portions of Tax Map Parcel No. 150.-5-1 and 151.-5-23.11 from Mildred Skiff. The total acreage to be acquired is 7.35+/- acres. No new building lots will be created as part of this property transaction.

PLANNING BOARD DISCUSSION:

The survey was reviewed and no issues were identified with the lot line amendment as proposed.

PLANNING BOARD ACTION:

MOTION: To approve the lot line amendment.

MADE BY: Aaron Howland

SECONDED: Richard Miles

VOTE: All in favor

V. OTHER BUSINESS:

A. Chairman's Update:

(John Kessler, Chairman)

None

B. Code Enforcement Update:

(Michael Stewart, Code Enforcement Officer)

Information on SEQR was handed out to Board members.

VI. CLOSE OF THE MEETING:

MOTION: To close the meeting at 6:24 p.m.

MADE BY: Adam Lanphere

SECONDED: Richard Miles

VOTE: All in favor