

Village of Hammondsport  
Planning Board  
Meeting Minutes  
April 23, 2014

PRESENT: Planning Board Members: David Oliver, Lou Hall, Mary White, Paul Martuscello and Paul Albee

OTHERS PRESENT: Anne Green, Osnat Sananas, Simon Sananas, Scott Sprague, John Vang, Linda Vang and Bob Magee

Chairman David Oliver called meeting to order at 7:00 P.M.

Old Business

Motion made by Lou Hall to approve minutes of Feb. 26, seconded by Mary White.

New Business

Application 2014-07 Michael Taylor

John Vang is representing Michael Taylor. Taylor's proposal is to remove back shed portion of house at 36 Lake Street and replace with two story addition.

- The addition will be more conforming than the current shed which extends over the property line.
- Mr. Vang states that the new septic system has been approved. The current septic under the neighbor's driveway, will be decommissioned by being filled with an approved material so that it will not have to be dug up.
- The property will be a single family home with intent to rent. The owners live in Virginia.
- Attorney, John McCarthy found an easement with the neighboring Frontier Telephone property which should clarify the parking situation.
- Code Officer Magee's report states that this project will be more conforming.

Motion was made by Paul Martuscello to waive further Site Plan Review and seconded by Paul Albee.

Roll Call: David Oliver - Yes  
Lou Hall-Yes  
Paul Martuscello-Yes  
Mary White-Yes  
Paul Albee-Yes

Motion carried

Application 2014-05 Sananas

Applicant's project is to build a stairway and deck over the roof of the 1<sup>st</sup> floor in the back of property located at 60 Shethar St. The second floor is an apartment and this would be the only access since the interior stairs were removed to build a handicap accessible bathroom.

- The project was started without a permit and a “Stop Work Order” was issued by the Code Officer Magee.
- Question asked by Mr. Magee if apartment was to remain an apartment and Mr. Sananas replied in the affirmative. It was described as consisting of 3 bedrooms, a bathroom, and a small kitchen that had only a microwave instead of an oven.
- Chairman Oliver indicates that there are no drawings except the stairs which appear different on the concept application and the building permit application. There are no floor plan drawings.
- Mrs. Sananas seemed confused why a floor plan was necessary.
- Chairman Oliver pointed out that it was necessary to have a plan to approve and follow which had not been done with past application approval. Specifically the pillars on the deck facing Shethar Street.
- Chairman Oliver asked to see the Certificate of Occupancy which was never produced.
- Board member Martuscello indicated that we should get back to the issue of the application of the stairs. This discussion centered on the use of the stairs and deck and it was determined that it would be for residential use only, not any other business. It was determined that Officer Magee and the Sananas’s would review the application for missing information before resubmittal.

A motion was made by Mary White and seconded by Lou Hall to table this application till they have all the needed information for a complete application.

Application 2014-04 Thomas

Scott Sprague is representing Mr. Bill Thomas. Mr. Sprague has information and drawings of the parking lot and landscaping at 68 Shethar St. This information represents the portion of the application that was not previously approved.

- Highway Superintendent Hoad agrees that closing off the parking lot on Shethar Street will reduce run off of gravel into the street.
- It was shown that the height of the wall will vary with the grade change of the adjoining sidewalk.
- The wall is to be made of interlocking block with a cap block.
- The sign will remain the same and may become lower. They will talk to Officer Magee about a change of signage.
- Any drainage issues will be discussed with Superintendent Hoad.
- Parking lot will be finished off with stone now with possible paving in the future.
- There will be no landscaping on the top of the wall at this time.
- The current Board of Health regulation allows 28 seats for the restaurant.
- The Board informed Mr. Sprague that a building permit has one year for completion after approval.
- The drawings have to be submitted to the Village Clerk to be stamped and put in the file.
- The Board will review this project at their next scheduled meeting.

Motion to adjourn meeting by Lou Hall and seconded by Paul Martuscello.  
Meeting adjourned at 8:53.

Respectfully submitted, Kelly Harris

