

October 27, 2021
Village of Hammondsport
Planning Board Regular Meeting Minutes

The Village of Hammondsport Planning Board held a Regular Board Meeting on Wednesday, October 27, 2021 at 7:00 p.m. in the Village Office, 18 Water Street, Hammondsport and via ZOOM teleconference.

PRESENT: Chairman David Oliver
Member Ron Jaquin
Member David Kosan
Member David Durepo
Member Mike Hicks
Village Clerk Tina Watson
Village Code Officer Mark Stonier

ABSENT: None

OTHERS PRESENT: Jeff Evans, Steve Veley, DJ Morse, Alan Carpenter, Nicole Webster, Tom Flick, Catherine Flick and other man. Via Zoom: Amy Merrill and Matt Gibbs.
Chairman David Oliver called the Regular Meeting to order with the Pledge of Allegiance at 7:00 p.m.

MEETING MINUTES:

On motion of David Kosan, seconded by Mike Hicks and carried, all voting Aye to approve the Planning Board Meeting minutes from September 22, 2021.

OLD BUSINESS: Application 2021-042; Concept Review Application for Review and Opinion, David Oliver wants to keep the Application of 2021-042. David States he never saw what was submitted to the ZBA. Jeff Evans wants continuity with the ZBA. Mike Hick-does it go back to 2020-035? Steve Veley said he was told to go to each board individually. Jeff Evans and Steve Veley discussed the adjustments of the map, it will not extend beyond dock length that is already there. Mike Hicks wants to know if the covered parts are staying? Steve Veley said yes. Mike Hicks asked if gas pumps will stay and how if so, how will it happen. Mr. Veley said he would rework the placement. Member Jaquin asked if DEC needs to notified with regards to the pumps and David Oliver said they are in the Town. Member Jaquin asked if a variance was needed. Attorney Evans explained the length of the docks. Chairman Oliver said that all the rules should be followed to the "T". Member Jaquin asked if any residents have opposition of view. Steve Veley said yes, there was public comments. Attorney Evans said they are trying to be good neighbors. Mike Hicks asked if septic tank is on the village side. Steve Vely said yes, and stated that there is no extra sewer or water. Chairman Oliver asked about the water line- asked about looking at it if the parcel gets divided. Mr. Oliver asked if the state right of away is on the drawing. Mr. Veley said that he is sure the beach line is. Mr. Jaquin said that DOT needs to be involved regarding the retaining line. Mr. Oliver thought it could trigger a traffic survey/line of sight. Attorney Evans said DOT is taking land and they will be in contact with them. David Oliver discussed the traffic and Mr. Veley said that he is in contact with them, DOT. Mr. Jaquin wanted to know if it was in the title/Deed and Mr. Veley said that there is a 10'easement. Mr. Oliver asked about SEQR and Environmental Impact Study. Mike Hicks asked about placement of gas tanks and Mr. Veley pointed to the map. Mr. Veley talked about the boats and lake. Mr. Oliver then asked the number of parking spaces. Mr. Veley said that they are on the drawing. Mr. Oliver said that he was checking on all the pertinent information. Mr. Oliver asked, "Do you have everything you need to put on drawing?" Mr. Oliver asked members if they had anything else and gave checklist to Attorney Evans. Mr. Evans asked about a timeline, Mr. Oliver said the site plan application needs to be submitted. Have 62 days to Public. Hearing and then 62 days to decision. Mike Hicks asked if Mr. Veley was paving and he said no. Mr. Oliver said that they need to inform Town of Urbana by letter. On motion of Ron Jaquin, seconded by David Durepo, and carried, all voting Aye, to accept the Concept Review and to move to Site Plan Application.

NEW BUSINESS:

Application 2021-038: Special Permit Application for Review and Opinion submitted by Catherine Powell, 18 Vine Street, Hammondsport. Subdivision.

David Oliver- all looked at 2021-038, Mr. Oliver said that it needs an area variance and the footage to building from line. Mr. Oliver said it's okay to go to the ZBA for Area Variance. Mr. Hicks asked if the apartment/barn has its own septic. Catherine Powell said yes. David Oliver asked to locate on map and David Kosan asked "Driveway"?

Catherine Powell said it is already there. Mike Hicks asked about the water line and Catherine Powell said yes, not sure if it goes into carriage house. They already talked to electric and gas is already going in. Mr. Jaquin said to call DPW about waterline.

Application 2021-054: Special Permit Application for Review and Opinion, submitted by Thomas, Craig, and Teresa Flick and Audrey Dean, 29 Main Street, Hammondspport. Boardinghouse. Teresa Flick is asking for a Boardinghouse, her mother will live in it later on. Mr. Jaquin asked if the septic was appropriate for the number of bedrooms and Mike Hicks said he did the septic and it is adequate. David Oliver asked about 2 employees and Teresa said they do repairs, cleaning and upkeep outside. Mr. Durepo asked how they supervise the house and Teresa said the employees do. David Durepo asked about residency and Mike Hicks asked if the employee is the property manager and Teresa said yes. Mr. Oliver stated that once you get the approval, inspections will be appropriate. Mr. Oliver asked if there were any other safety items. Mark Stonier said that the IRC appendix is to follow. Mr. Oliver said that it was okay on parking. Mr. Jaquin asked if there is a certain number of people per bedroom. Mark Stonier stated that there is a code. AC asked if county gets money and Mike Hicks said yes. David Oliver asked if there are any more questions. Move to Planning Meeting on Nov 22 at 7pm.

Application #: 2021-058: Special Permit Application for Review and Opinion, submitted by Amy Merrill, 93 Pulteney, LLC, 93 Pulteney Street, Hammondspport, Boardinghouse. Mr. Oliver asked if it was a yearly rental, Amy Merrill said Yes. David Oliver asked if she was located in Prattsburgh and Amy said yes. Mr. Oliver then asked if she will be the contact and she said yes. Mr. Oliver then asked number of bedrooms and Mrs. Merrill said 2 guests per bedroom and 4 employees. Mrs. Merrill said it would be husband, herself and 2 cleaners used as backups. Mr. Oliver asked where the backups are located and Mrs. Merrill stated in Avoca. Mr. Oliver then asked if there is enough parking for 4 people. Mrs. Merrill said yes and explained the parking. Mike Hicks just did the septic inspection. Mr. Durepo asked Mark about the fire inspection. David Oliver said it needs to be up to code for rental and then he asked if there was anything else. It will be moved to a Public Hearing on Nov 22, 2021 at 7pm. On motion of Mike Hicks, seconded by David Durepo and carried, all voting Aye, to move to a Public Hearing on November 22, 2021.

Send Steuben County the ZBA decision on the Marina, Application #2021-042. Also, inform the neighbors of the marina.

Mark Stonier said that temporary docks can be 180 days in and then take out. Need a permit to be put back in.

With no further business before the Board, Ron Jaquin made a motion, seconded by Dave Durepo, to adjourn the Planning Board Meeting at 8:25 p.m.

Respectfully Submitted,

Christina Watson,
Village of Hammondspport Board Trustee