

TOWN OF PENDLETON  
**PLANNING BOARD MINUTES**  
FEBRUARY 18, 2014

MEMBERS PRESENT: Joe McCaffrey, Dan Vivian, Joe Kania, Dave Naus,  
John Lavrich, Joe Killion and Tom Edbauer

Members Excused: None

Others Present: David Britton, Town Engineer

1. Meeting called to order by Chairman McCaffrey at 7:30PM.

2. Informal Business

Admin. Assistant Kania distributed correspondence and briefed the Board on a number of issues that may be coming before the Planning Board in the near future.

3. January 21, 2014 Meeting Minutes

A motion was made by Tom Edbauer and seconded by Dan Vivian to approve the Minutes of the January 21, 2014 Planning Board Meeting. All agreed.

4. Salvatore Catanese - Two Lot Minor Subdivision - Main Rd.

Board Members reviewed the Proposed Application Form for the Catanese Two Lot Minor Subdivision.

A motion was then made by Dan Vivian and seconded by Joe Killion to set a Public Hearing for 7:45 PM at the March 18, 2014 Planning Board Meeting. All agreed.

5. Town Zoning Code Recommended Changes - Unsafe Structures

HISTORY: Taken from the January 21, 2014 Planning Board Meeting Minutes

In a letter dated January 3, 2014, Building Inspectors/Code Enforcement Officers Gerber and Striegel requested the Town Board to direct the Planning Board to review and propose revisions to the Town Zoning Code dealing with Unsafe Buildings and Collapsed Structures.

Administrative Assistant Kania distributed a number of Town Ordinances from surrounding Towns which address Unsafe Structures and asked Board Members to review same so that discussion could take place at the February 2014 Planning Board Work Meeting.

CURRENT:

It was first noted that in a letter dated January 3, 2014, Building Inspectors/Code Enforcement Officers Gerber and Striegel requested the Town Board to direct the Planning Board to review and propose revisions to the Town Zoning Code dealing with Unsafe Buildings and Collapsed Structures. It was further noted that The Town Board after review of said letter instructed the Planning Board to commence review of sections of the Town Zoning Code pertaining to Unsafe Structures and recommend changes for Town Board consideration. Administrative Assistant Kania then distributed a draft outlining proposed changes to Town Zoning Code Sections 247-35 and 247 - 60 relating to Unsafe Structures. After discussion, it was agreed that all Members would review said changes and be prepared to discuss at the March Planning Board Work Meeting.

6. Douglas & Keri Clark - Two Lot Minor Subdivision – 6073 Town Line Road.

HISTORY: Taken from the January 21, 2014 Planning Board Meeting Minutes

Since a condition of Subdivision Approval has not been completed within the agreed upon time frame, Admin. Assistant Kania distributed a draft of a letter he will be sending to the affected landowners advising them of the "Illegal Subdivision".

All Members present agreed with the content of said letter and Admin. Assistant will promptly send said letter by certified mail.

CURRENT:

Administrative Assistant Kania advised the Board that registered letters have been sent to appropriate individuals and he will keep the Board updated on this issue.

7. Heritage Landings Major Subdivision (Heitzenrater) Feigle Road at Bear Ridge Road - 95 lots - Conditional Final Plat Approval Extension Request

HISTORY: Taken from the January 21, 2014 Planning Board Meeting Minutes

All Planning Board Members present along with Town Engineer Britton discussed the remaining items that had to be accomplished in order that the Heritage Landings Major Subdivision can complete all items in the Conditional Final Plat Approval no later than the final extension date of April 11, 2014. All agreed that there was a relatively good chance of all outstanding conditions being accomplished by the April 11, 2014 date thus no action need be taken at this Meeting.

CURRENT:

Town Engineer Britton updated the Board on progress in completing remaining items that the Heritage Landings Major Subdivision needed to finalize in order to accomplish Conditional Final Plat Approval no later than the final extension date of April 11, 2014.

8. Public/Press Comments and Questions

*None*

9. Adjourn

Meeting adjourned at 8:20PM

Respectfully Submitted

John Lavrich, Secretary  
Planning Board, Town of Pendleton

NOTE: THE ABOVE PLANNING BOARD MINUTES ARE INFORMATIONAL AND  
FORMAL APPROVAL ACTION WILL NOT TAKE PLACE UNTIL THE  
March 18, 2014 PLANNING BOARD MEETING.