

FENNER PLANNING BOARD

June 21, 2006 – 7:30PM

MINTUES

Members present: Donna Griffin, Judy Carmon, Pete Snyder, Russell Stone and Jim Burke.

Donna called the meeting to order at 7:35 PM. We reviewed the minutes for April. Russell moved to accept as written. Donna seconded. Approved. We reviewed the minutes from May. Pete made a motion to accept as written, Russell seconded. Approved.

Minor Sub-division for Mr. Lang. The public hearing opened at 7:40 PM. Mr Lang bought 54 acres on Roberts Road. He wants to sub-divide approximately 5 acres off to build a single family home. The lot has 200' of road frontage but is very deep. The public hearing closed at 7:45 PM with no comment. Mr. Lang will put in the deed that the lot can not be divided again. According to town ordinance 640.2 we can waive the 2 ½ to 1 lot consideration. Russell made a recommendation to approve, Jim seconded. 3 approved, 2 opposed. The motion carried. Donna instructed him to bring his mylar map for her signature and filing. Mr. Shepherd was upset because the public hearing was already closed, he said it started at 7:45 PM. I read the minutes back to him and he was satisfied.

Public Hearing for Mr. Lake. The public hearing for Mr. Lake opened at 8:03 PM. Scott bought and acre from the Robert's to add to his lawn on Cody Road. There was no comment from the public. The public hearing closed at 8:05 PM. Scott will add the acre to his original lot and he will be conforming. Judy made a motion to accept, Russell seconded. All approved. Scott will pay the town clerk and bring a mylar copy to Donna to sign.

Minor sub-division for Philip Rose on Mutton Hill Rd. The public hearing opened at 8:06 PM. Linda Mulford was curious to see what was going on. Phil explained that he is relocating and building a small home. The lending institution recommended that it would be better to sub-divide off from the big lot for ease in lending. He will be taking 1.4 acres from the 127 acres that he owns. There was no further comment. The public hearing was closed at 8:11 PM. Pete made a motion to accept, Russell seconded. Approved. He needs to get a mylar map from the surveyor. Donna needs to sign it prior to it getting registered at the county.

Marlin Brown – Preliminary for a special use permit. Marlin would like to put a big Pole barn on his property on Peterboro Road to rent out as storage units for campers, Boats, etc. He has two plans, one including tow buildings. He would like a smaller 50' X 65' building for his business and a larger one for storage space – 81' X 150'. He would be 90' off from the road. He has plans to expand over the years as he goes. If he can get the big pole barn built this year he would not need the smaller structure yet. He would like to put in a septic and well. He will put a swale in eventually to route the water into the ditch to keep the lots drier. Marlin asked for assistance in the steps that he will have to take. He was told he would need a special use permit for the business because it would be in an "A" zone. We can advertise for a public hearing for the meeting on 07/19/06 at

7:45 PM. He will also need to get the application filled out and turned into the Town Clerk with enough time for her to mail out cards. He would also need a building permit if a special use permit is granted. He will get that done.

Irish Ridge Road Petition. We discussed the petition again about the zone change for Irish Ridge Rd. We have roughly 26 plus miles of "A" zone plus county roads that are "A" zone and about 17 miles of "B" zone presently in Fenner. Mr. Galgon is standing on towns local farms and wants to protect his property values. He feels the whole zoning of the town should be readdressed but at this time he asking for a recommendation from us for the Town Board to annex the Irish Ridge Road and Siebenbaum Roads to be completely classed as "A" zone. Pete recommended that a public hearing is held for the rezoning of Irish Ridge Road by the Town Board. Russell seconded. Approved. Pete made a motion to close the meeting, Russell seconded. The meeting was adjourned. At 9:15PM.

We will have meeting on 07/19 at 7:30 PM with the public hearing slated for 7:45PM for The special use permit request for Marlin Brown.

Respectively Submitted,

Judy Carmon
Secretary