

TOWN OF NEW BALTIMORE PLANNING BOARD

Public Hearing

Lands of Patrick & Alina Conway

Minor Subdivision Application

December 14, 2017

Location: 729 Old Kings Road

# of Lots – 3: Lot #1: 12.381 acres

Lot #2: 7.729 acres

Lot #3: 47.32 acres

The Public Hearing was opened at 7:00 p.m. by Chair Rob Van Etten. Other Board Members in attendance were Ann Marie Vadney, Jean Horn, Bob Court, Pat Bruno, Bill Boehlke and Lee Salisbury. Present on behalf of the applicants was Surveyor Alton McDonald from Santo Associates. .

Green cards were presented for certified letters sent to:

William T. & Betty Jane Nevins

William Myers

Peter & Athena Menoudakos

Daniel & Mary Potter

Kevin Gardner

Janet Gerow

Deborah Stumpf

Corey Foranda & Holly Clifton

Donald & Carol McBride

Walter & Ann Feit

And white receipts as proof that the certified letters were sent to: Marc & Tonya Citro

Due to ownership of a second parcel, a second notification had been sent to Deborah Stumpf with letter returned indicating that it could not be forwarded as addressed. All requiring notification were so informed.

Maps were laid out. Mr. Salisbury pointed out that total acreage on the application was 72.70 and acreage total of parcels on map was 67.43 acres. He questioned what had happened to the other five acres. Mr. McDonald advised the acreage initially shown on application submitted to meet meeting deadline was taken from the tax map before completion of the survey. Application and Short EAF were amended to reflect correct acreage and initialed by Mr. McDonald.

Mr. McDonald advised that the Conways own this parcel fronting on both Old Kings and Sodom Roads. The purpose of the subdivision is for the parcels to go to their children. Lots #1 and #2 are vacant land and there is currently a house on Lot #3. All three lots will have plenty of road frontage. Ms. Vadney pointed out location of driveway to Lot #3 off of Old Kings Road and questioned what appeared to be another access from Sodom Road. It was noted that is an old farm lane over private land with a stonewall on each side used by recreation vehicles. All pins have been set.

The Board had no further questions. There was no one from the public present wishing to address the Board on this subdivision.

At 7:12 p.m., it was moved by Vadney and seconded by Bruno to close the Public Hearing.

Ayes: 7    Nays: 0    Abstained: 0    Absent: 0

mbl