

July 19, 2010

The regular monthly meeting of the PLANNING BOARD of the TOWN of CAMBRIA was called to order at 8:00 P.M. by William Amacher, Chairman, followed by the Pledge to the Flag and welcomed everyone to the meeting.

Members present: William Amacher, Chairman
Jeffrey Hurtgam, John Phillips, Roger Schreader
Member absent: Douglas Mawhiney
Also present: Clifford Burch, Building Inspector
Donald Lane, Deputy Building Inspector
Gary Billingsley, Attorney

A motion was made by Mr. Phillips and seconded by Mr. Schreader to approve minutes of meeting of June 21, 2010 as presented. Unanimously approved, motion carried.

10-07 ROBERT MOORE, 4577 Lower Mountain Road, Lockport, N.Y. 14094
Subdivision location – 3792 Ridge Road, Lockport, N.Y. 14094

Robert Moore was present at this meeting and has submitted the following: Application for Sub-division Review, Request for Minor Subdivision Approval, Short Environmental Assessment Form, Agricultural Data Statement and copy of portion of town map showing subdivision location.

He said he would like to subdivide approximately five (5) acres, including his residence, dimensions 550 feet in width by 1336 feet in depth, from the farm which consists of approximately 100 acres. There will be no problems with the property lines. He said he is not living in the residence on Ridge Road as of this date.

Concerns of board members – none
Concerns of building inspectors – none

A motion was made by Mr. Phillips and seconded by Mr. Hurtgam to **waive** the public hearing on application of Robert Moore for a minor subdivision at 3792 Ridge Road. Unanimously approved, motion carried.

A motion was made by Mr. Hurtgam and seconded by Mr. Schreader to declare **negative declaration under SEQR** on application of Mr. Moore. Unanimously approved, motion carried.

A motion was made by Mr. Hurtgam and seconded by Mr. Schreader to **approve** application for subdivision approval of Robert Moore to divide 550 feet in width by 1336 feet in depth (approximately five (5) acres) on the north east corner of current parcel (farm) which consists of approximately 100 acres. Unanimously approved, motion carried.

REPORTS:

Chairman – letter received from Wendel Duchscherer Eng. regarding Community Bible Church Planning Federation Conference at Lake Placid Sept. 26 – 28.

Building Inspectors –

1. Charles Kesterson, 5943 Campbell Boulevard – in Dec. 2009 requested to subdivide 0.29 acre which contains the leach field that services 5949 Campbell Boulevard, a restaurant. Application was approved with condition that the subdivided parcel, 0.29 acre, shall be consolidated into deed on property at 5949 Campbell Boulevard, which is the property address for the restaurant.

Notified by town tax department that Mr. Kesterson did not combine the two parcels.

2. Market Place and CVS in Sanborn – property line is on two separate deeds with two separate owners. It appears that the dividing line is not in the correct place.

3. The proposed day care center (Honey Pot), was to be operated by Mr. and Mrs. Robert Stephens, 2970 Saunders Settlement Road, property is for sale. It was stated that the power has been turned off. Mr. Lane said he was told Mrs. Stephens has her license to operate the day care center in New York State. A fire inspector was to inspect the premises. Mr. Lane said they were going to operate the day care center in the home, but it appears they are operating in the former garage, previously ice cream place and Uniform Shop, next to the house. It was reported they were using a generator for power.

Attorney was advised to write a letter to the State of New York explaining the issue of this proposed day care center and the matters of concern.

3. Philip Hoage, Ridge Road, east of Budd Road – deplorable conditions, report of rodents on the premises.

Counsel – nothing to report

Board members – nothing to report

Next meeting will be Monday, August 16th at 8:00 P.M.

A motion was made by Mr. Schreader to adjourn at 8:25 P.M.

Respectfully submitted,

Marjorie E. Meahl, Rec. Secy.

Minutes approved: _____