

Present at Meeting: Chairperson William McGhie
William Siegle
Joe Turcotte

Also Present: Bob Olson, Jim Steen, Zoning Administrator, Jim Bombicino, Judy and Scott Campbell

AGENDA ITEMS: File 2018-01 Subdivision Tax Map # 36.12-1-70

Pledge

Chairperson Bill McGhie called the meeting to order at 7:00 pm

Review of Minutes: Chairperson Bill McGhie stated that they would hold off on reviewing the minutes until the September 19, 2018 meeting. **All AYES.**

PUBLIC HEARING: File 2018-01 Subdivision
Tax Map # 36.12-1-70
James Bombicino
450 and 452 East Shore Drive
Adirondack, NY

Requesting a Subdivision for two existing lots

Jim Bombicino was present to speak about his request for a subdivision. He reviewed for the Board members the request for the subdivision. He stated that one lot that was purchased in 1969 by his parents and the Siler's parents as co-tenants in common. There were two cabins on the lot and soon after purchase they rebuilt the two cabins. His folks have since passed away and his father left the property to him and the other to the Siler's. They have separate driveways, separate septic systems, separate everything and he wants to split the property in order for each home to have legal ownership. He stated that he received approval by the ZBA for the undersized lots, Roadway frontage variances for lot 1 and lot 2 and side yard setback variances for lot 1 and lot 2. The APA upheld the approval as well. Both families can now own a lot and the adjoining owners have no problem with the application.

Chairperson Bill McGhie stated that they both get their water from Blue Sky and there is no problem with wells.

Bill Siegle stated it was discussed at length at the previous meeting and he had no further questions.

Zoning Administrator Jim Steen stated that the APA upheld because it did not create any opportunity for additional principal buildings.

Chairperson Bill McGhie stated that this lot and homes have been here since 1969. They predate zoning.

Being no further questions or comments Joe Turcotte made a motion to close the Public Hearing. Second by Bill Siegle. **ALL AYES.**

UNFINISHED BUSINESS: File 2018-01 Subdivision
Tax Map # 36.12-1-70
James Bombicino
450 and 452 East Shore Drive
Adirondack, NY

Requesting a Subdivision for two existing lots

Chairperson Bill McGhie stated his only concern was it might be setting a precedent; however, this has been in existence since 1969 so it will not be setting a precedent.

Joe Turcotte stated that by subdividing it cleans it up for the two families. They get separate ownership.

Bill Siegle agrees that this request will not be setting any precedent because the two houses already exist.

Whereas this request for a 2 lot Subdivision conforms with the Local Regulations and the lots have safe access from the road Joe Turcotte made a motion to approve the request for a 2 Lot Subdivision for Tax Map # 36.12-1-70. Second by Bill Siegle. **ALL AYES.**

REMINDER: None

CORRESPONDENCE: None

PUBLIC COMMENTS: Scott Campbell updated the Board members on the Wesleyan Church application. The oil tank has been removed by Buckman Fuel and a new oil tank was installed inside the building. The septic plan will be presented to the Town Board in September. Their attorney Bruce Carr will be representing them at the upcoming meetings. They were approved for financing. Tom Hutchins, the engineer has done a water analysis and determined after the system is flushed the water quality will be fine.

BOARD MEMBER COMMENTS: Chairperson Bill McGhie stated that he thinks that we are getting away from the Zoning Law and we should pay closer attention to conforming to the Zoning Law for the Town of Horicon when making their decisions on approvals and denials.

Being no further correspondence or comments Bill Siegle made a motion to adjourn the meeting. Second by Joe Turcotte. **ALL AYES.**

Meeting adjourned: 7:20 pm

Next Meeting: September 19, 2018

Respectfully Submitted,
Terri Katsch, Secretary