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LIVONIA JOINT PLANNING BOARD MEETING

DECEMBER 23, 2013

PRESENT: R. Haak, J. Palmer, D. Richards, J. Sparling, Code Enforcement Officer - A. Backus,
Recording Secretary - K. Masterson.

ABSENT: D. Simpson, C. Casaceli, R. Bennett.

AGENDA:

Approve the meeting minutes of December 9, 2013.

1.) Chad Panipinto subdivision, Poplar Hill Rd.

2.) John Haak subdivision, Haaks Pass.

Acting Chair J. Palmer called the meeting to order at 7:05 p.m.

Chair asked board members to review the December 9, 2013 meeting minutes.

M/2/C (D. Richards/R. Haak) to approve the December 9, 2013 meeting minutes as submitted.

Motion carried 4-0.

Chair asked Barry Carestio, surveyor, representing applicant Chad Panipinto to update the board on the subdivision application.

Barry explained that this application was referred to the Livonia Joint Zoning Board Of Appeals for area variances and did receive such, specifically for the minimum lot sizes and minimum road frontage requirements. The exact measurements for each are represented as Lot 1A and Lot 1B on the survey map presented for subdivision approval. This application was submitted to the Livingston County Planning Board for referral. The county gave a local option for approval.

Chair asked if board members had any comments, hearing none, asked for a motion on having a public hearing.

M/2/C (J. Sparling/D. Richards) to waive the public hearing.

Motion carried 4-0.

Chair asked board members to review Part Two of the SEQR form questions 1-11. All answered with no impact associated with each.

Chair asked for a motion on SEQR: M/2/C (R. Haak/D. Richards) to declare a negative declaration on SEQR based upon the review of possible environmental impacts from the project.

Motion carried 4-0.

Chair asked for a motion on this subdivision application:

M/2/C (R. Haak/J. Sparling) to approve the two lot subdivision as submitted.

Motion carried 4-0.

Chair asked John Haak and his surveyor Barry Carestio to update the board on their subdivision application submittal. Barry stated the Livingston County Planning Board said local option for approval. The lot previously identified as lot R2-C is proposed to be subdivided into two lots known as Lot R2-C2 and R2-C1. Both lots will be 2.7 acres and comply with the minimum road frontage requirement. They will have public water and have engineered septic systems approved by the county health department. The previous lot R2-C has an approved design now.

Chair asked if board members had any comment on this application, hearing none, asked for a motion on public hearing.

M/2/C (D. Richards/J. Sparling) to waive the public hearing.

Motion carried 4-0.

Chair asked board members to review the Part two SEQR form questions 1-11 and answered no impacts to each.

Chair asked for a motion on SEQR:

M/2/C (D. Richards/J. Sparling) to declare a negative declaration on SEQR based upon the review of possible environmental impacts from the project.

Motion carried 4-0.

Chair asked for a motion on this subdivision application:

M/2/C (J. Sparling/J. Palmer) to approve the Haak subdivision application as submitted.

Motion carried 4-0.

Chair asked for a motion to adjourn the meeting:

D. Richards/R. Haak) to adjourn the meeting at 7:30 p.m.

Motion carried 4-0.