

**TOWN OF SWEDEN  
Planning Board Minutes**

**September 22, 2003**

A regular meeting of the Town of Sweden Planning Board was held on Monday, September 22, 2003, at the Town Offices, 18 State Street, Brockport, New York, commencing at 7:00 p.m.

Members present: Ellen Bahr, David Hale, William Hertweck, Craig McAllister, Arnold Monno, Edward Williams

Also present: Jerry Foster and Whitney Autin-Environmental Conservation Board, Jim Oberst-Town Engineer, Alan Bader-Building Inspector, Arnold Carmichael, Deanna and Harry Shifton, George Pehta, Matthew Minor

The meeting was called to order at 7:00 p.m. by Chairman McAllister.

Correspondence passed to members for review.

Moved by Mr. Monno, seconded by Mr. Hale, that the minutes of September 8, 2003 be approved.

Ayes - 5

Moved by Mrs. Bahr, seconded by Mr. Hale, that the regular meeting be adjourned to the Public Hearing.

Ayes - 5

The Chairman read the notice of Public Hearing and Affidavit of Publication. The Chairman asked if there were any questions or comments from anyone present at the Public Hearing.

**Homa Resubdivision.** South side of Campbell Road. 085.01-2-19.111 and 085.01-2-19.12 Engineer Carmichael began discussion by stating of the total parcel, R-2A is being planned for a single family home and R-2B will be approved at a later date. He also stated that the perc and deep hole tests are both passable with no trouble soils.

The plan is to leave a private drive for now but this may change with the development of the rest of the land which will be three inner lots and two front lots at Campbell Road. Mr. Bader commented that 60 feet of frontage is required on a dedicated road or private drive. It was also stated there should be 60 feet of R.O.W. for a dedicated road.

Mr. Carmichael was asked if there are wetlands on the parcel and he stated there was only a pond.

Moved by Mr. Williams, seconded by Mr. Hale, to adjourn the Public Hearing to the regular meeting.

Ayes – 5

7:15 p.m. – Board Member, William Hertweck, arrived at meeting.

**Homa Resubdivision.** South side of Campbell Road. 085.01-2-19.111 and 085.01-2-19.12 Mr. Carmichael reviewed the nine comments made by Jim Oberst, Town Engineer.

1. Lot 2R has been filed with the County. The new tax account number will not be available until March 1, 2004; however, it will have changed again with this resubdivision.
2. Mr. Carmichael brought with him the overall conceptual plans to tonight's meeting and discussion followed.
3. Mr. Carmichael will change the plan to center the driveway at the ingress/egress point.
4. Mr. Carmichael commented that an 8-inch water main is being proposed to coordinate with the development of the overall plan which will include a dedicated road that will service the whole subdivision. The use of water will be limited at first by the construction of only Mr. and Mrs. Homa's home, but will increase as the subdivision develops.
5. Mr. Oberst asked if Mr. Carmichael had submitted his plans to the Monroe County Water Authority for review. Mr. Carmichael replied the project has been scheduled for review with water pressure and water flow tests to be determined for Campbell Road. Mr. Carmichael stated location of line valves, thrust blocks, polyethylene wrap, sampling tap locations, detail on pressure testing and disinfection of the 8-inch water main have been added to the plan except for the tapping of the existing 8-inch water main on Campbell Road.
6. Details regarding the curb stop for the proposed water service are drawn on Sheet 3 of 3 in the small box.
7. Mr. Carmichael indicated that there will be approximately two feet of cover over the proposed driveway culvert. Chairman McAllister questioned if the driveway would be paved. Mr. Carmichael stated it will have blacktop.
8. Chairman McAllister explained to Mr. Carmichael with a driveway greater than 250 feet, a turnaround or "bubble" needs to be added mid-point of driveway in order to have the single lot approved to build.
9. Mr. Carmichael stated that siltation control has been included at the back of the frontage for the Campbell Road lots. Mr. Oberst requested that additional siltation fencing be added along the northern property line of Lot R-2A.

Discussion took place regarding the high powered, tall utility line by Niagara Mohawk which is over the multiple lot subdivision. There is no easement for this electric line but is shown for location purposes. An agreement between Niagara Mohawk and the previous owner was made before the frontage was occupied. Mr. Carmichael offered to show this agreement to members.

Mr. Monno recommended the following changes for the next scheduled meeting in order for this site plan to receive final approval: 1) change the lot line to have 60 feet of road frontage plus a

10 foot easement, 2) include a bubble at mid-point of the driveway, 3) the 8-inch water main needs to be approved by the Monroe County Water Authority and the missing tap detail added to the plan.

**Northview Subdivision & Site Plan.** Fourth Section Road. 083.01-1-27

Chairman McAllister stated there will be no determination at this time because the Planning Board has not received a response from Jim Bell, Town Attorney, regarding the SEQR process being completed for the Northview project.

The meeting was adjourned by motion at 8:30 p.m.

The next scheduled meeting is October 27, 2003.

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Planning Board Secretary