

**TOWN OF HENRIETTA  
CONSERVATION BOARD  
AGENDA  
DECEMBER 3, 2013**

William Santos, Chairman  
Fabian Grabski  
Robbin Ciavaglia  
R. Bud Snyder  
John Migliorini  
Gary Holley  
Carol M. Pennington

**ROLL CALL: 7:00 P.M.**

**APPROVAL OF MINUTES:** November 5, 2013

**ORDER OF BUSINESS:**

**7:10 P.M. – Board Member Reports**

**7:15 P.M. – Application Review**

**Application No. PB-295 Barberry Cove Subdivision** – For review of preliminary subdivision approval of a proposed 70-lot residential subdivision on the west side of East Henrietta Road, on 72.81 acres in a Residential R-1-20 Zoned District. Tax Account No. 189.04-1-7.111.

**8:15 P.M. – Committee Reports**

**8:25 P.M. – Old Business**

**8:55 P.M. – New Business**

**9:30 P.M. – Adjournment**

\*FOLDERS WILL BE HELD IN THE DPW OFFICE FOR PICK-UP\*

**TOWN OF HENRIETTA  
CONSERVATION BOARD MINUTES  
December 3, 2013**

The regular meeting of the Henrietta Conservation Board was held on Tuesday, December 3, 2013.

**1. Roll Call**

The meeting was called to order by William Santos at 7:00 P.M.

MEMBERS PRESENT: William Santos, Chairman, Fabian Grabski, R. Bud Snyder, John Migliorini, Gary Holley, and Carol M. Pennington

MEMBERS ABSENT: Robbin Ciavaglia

STAFF PRESENT: None

**2. Approval of Minutes**

On a motion of Gary Holley, seconded by R. Bud Snyder, the Minutes of the November 5, 2013 meeting were approved, with revisions.

AYES: 6

NAYS: 0

MOTION APPROVED

**3. Board Member Reports – None**

**4. Application Reviews**

**Application No. PB-295 Barberry Cove Subdivision** – For review of preliminary subdivision approval of a proposed 70-lot residential subdivision on the west side of East Henrietta Road, on 72.81 acres in a Residential R-1-20 Zoned District. Tax Account No. 189.04-1-7.111.

Representing Applicant: Tom Thomas, Cedar Run Development  
Dan Brocht, Costich Engineering  
Mike Montalto, Costich Engineering

A. The Applicant stated the following:

1. In 2008, all valid permits were obtained for a fifty (50) lot traditional residential subdivision, but it was redesigned as a seventy (70) unit single-story duplex townhouse plan due to the economy and demand.
2. Differences from previous submission:

- a. Reduced impervious surface by three (3) acres.
- b. Reduced disturbed acreage by seventeen (17) acres.
- c. Reduced disturbed wetlands by one point three (1.3) acres.
3. Disturbed adjacent wetland areas will be rebuilt near the access road.
4. Open space not utilized will be donated to the Genesee Land Trust.
5. Foot paths with easements will be provided to connect to the Lehigh Valley Trail.
6. Existing vegetation outside the disturbance area will be protected.
7. There will be no Homeowners Association. Various home owners will own the pond.
8. The cut and fill grading ratio is balanced.
9. Stormwater flows west into a storm pond and then into the wetland.
10. The easement for the adjacent private drive will be turned over to adjacent neighbors.
11. The roadway and utilities will be installed in a single phase.

B. Henrietta Conservation Board recommends to the Planning Board:

1. Recommend green island at the circle if okay with the Town of Henrietta's Highway Department.
2. Recommend bollards with signage and trees to delineate buffer and wetlands on residential lots.
3. Note pond water elevations on pond detail.
4. One hundred sixteen (116) trees are recommended to meet Henrietta Conservation Board standard of five (5) trees per residential acre.
5. Add a planting schedule with possible selections to the drawings.
6. Utilize excess disturbed wetland topsoil in new aquatic bench or storm pond.
7. Add a culvert drainage structure to the drawings located under the access road.
8. Use a diversified mix of trees such that no particular species amounts to more than fifty percent (50%) of the total tree population on this particular site.

On the Motion  
Carol M. Pennington

Seconded by  
John Migliorini

AYES: 6  
NAYS: 0

MOTION CARRIED

5. **Committee Reports** – None

6. **Old Business** – None

7. **New Business** – None

8. **Next Meeting** – January 7, 2014

- 7:00 P.M. - Roll Call
- 7:05 P.M. - Minutes
- 7:10 P.M. - Board Member Reports
- 7:15 P.M. - Application Reviews
- 8:15 P.M. - Committee Reports
- 8:30 P.M. - Old Business
- 8:45 P.M. - New Business
- 9:00 P.M. – Adjournment

9. **Adjournment**

Motion to adjourn was made by John Migliorini, and passed unanimously at 8:30 P.M.

Respectfully submitted,

Rebecca B. Wiesner  
Deputy Town Clerk