

**RUSH PLANNING BOARD
REGULAR MEETING
MINUTES OF AUGUST 15, 2017**

A regular meeting of the Rush Planning Board was held on August 15, 2017 at the Rush Town Hall, 5977 East Henrietta Road and was called to order at 7:00 PM.

PRESENT: John Felsen, Chairman
John Morelli, Vice Chairman
Scott Strock, Member
Don Sweet, Member
Rick Wurzer, Member
Shivaun Featherman, Deputy Town Clerk

EXCUSED: Dan Woolaver, Town Board Liaison

OTHERS PRESENT: Todd Ewell, Town Engineer
Douglas Hayes, James Mitchell & Associates

Chairman Felsen welcomed all to the August Planning Board meeting.

APPROVAL OF MINUTES:

The Minutes of the June 20, 2017 Regular Meeting were reviewed.

Vice Chairman Morelli made a Motion to accept the Minutes of June 20, 2017 as amended.

Board Member Strock seconded the Motion, and the Board polled:

Roll:	John Morelli	aye	
	Scott Strock	aye	
	Don Sweet	aye	
	Rick Wurzer	aye	
	John Felsen	aye	carried.

The Minutes of the July 12, 2017 Special Meeting were reviewed.

Board Member Strock made a Motion to accept the Minutes of the July 12, 2017 Special Meeting as written.

Vice Chairman Morelli seconded the Motion, and the Board polled:

Roll:	John Morelli	aye	
	Scott Strock	aye	

Don Sweet	aye	
Rick Wurzer	aye	
John Felsen	abstained	carried.

Chairman Felsen was not present at the July 12, 2017 Special Meeting.

PUBLIC HEARING:

Application 2017-07P by Jim Missell, agent for Joseph and Kelly Santora, requesting Resubdivision approval to combine two parcels into one. Properties are located at 365 and 375 Jeffords Road and are zoned Residential-30.

Douglas Hayes of James Missell & Associates explained that the Santoras own both lots. They would like to combine their vacant parcel containing 2.2 acres at 365 Jeffords Road with their parcel containing 1.5 acres and their existing home at 375 Jeffords Road. There is no building proposed.

Board Member Strock asked of the purpose of an existing driveway on the vacant lot, and if the road cut for the driveway had been approved. Mr. Hayes replied that he did not know.

Chairman Felsen read into the record the comments of:

- Town Engineer Todd Ewell
- Monroe County Department of Planning and Development
- The Rush Board of Fire Commissioners

The Conservation Board did not review the application as they cancelled their August 3, 2017 meeting.

Vice Chairman Morelli noted that the same symbol representing the existing contour line on the site map is also being used to represent the drainage easement. He would like a distinction made.

Board Member Strock noted that on page 2 of the Short Environmental Assessment Form, question # 8 (C) asking "Are any pedestrian accommodations or bicycle routes available on or near site of the proposed action?" was answered "yes". He would like more detail on what that means.

Mr. Hayes believes that is in reference to the Lehigh Valley Trail which is adjacent to the property but does not cross it.

Chairman Felsen noted that the question asked "on or near the site". He does not have an issue with the question being answered as "yes".

With no further questions or comments, Chairman Felsen declared the public hearing closed.

DECISIONS:

Chairman Felsen made a Motion **WHEREAS**; this Board has examined **Application 2017-07P** by Jim Missell, agent for Joseph and Kelly Santora, requesting Resubdivision approval to combine two parcels into one. Properties are located at 365 and 375 Jeffords Road and are zoned Residential-30; and the maps and other materials which were filed with the application, including the Short Environmental Assessment Form (Short EAF); and

WHEREAS, the proposed action is a Type II Action under the State of New York SEQRA laws requiring no further action by this Board.

Vice Chairman Morelli seconded the Motion, and the Board polled:

Roll:	John Morelli	aye	
	Scott Strock	aye	
	Don Sweet	aye	
	Rick Wurzer	aye	
	John Felsen	aye	carried.

Chairman Felsen made a Motion to grant preliminary Resubdivision approval of examined **Application 2017-07P** by Jim Missell, agent for Joseph and Kelly Santora, conditioned upon the applicant:

1. Adding the stream to the plan.
2. Delineating a difference between the easement line for the existing stream and existing contour line.
3. Adding the location of the septic system to the plan.

Vice Chairman Morelli seconded the Motion, and the Board polled:

Roll:	John Morelli	aye	
	Scott Strock	aye	
	Don Sweet	aye	
	Rick Wurzer	aye	
	John Felsen	aye	carried.

Chairman Felsen made a Motion to waive the final Resubdivision approval for Application **2017-07P** by Jim Missell, agent for Joseph and Kelly Santora, conditioned upon:

1. The applicant meeting the conditions of the preliminary Resubdivision approval.

Board Member Sweet seconded the Motion, and the Board polled:

Roll:	John Morelli	aye	
	Scott Strock	aye	
	Don Sweet	aye	
	Rick Wurzer	aye	
	John Felsen	aye	carried.

DISCUSSION:

The Board reviewed updated plans submitted by Joseph Ardieta of Vanguard Engineering for Application 2016-07P by Kristopher and Amy Stasiw, which had been approved with conditions by the Planning Board on April 25, 2017.

Engineer Ewell is in the processing of reviewing the updated plans and will consult with Mr. Ardieta on any concerns.

With no further business, it was agreed by common consent that the meeting be adjourned at 7:34 pm.

Respectfully submitted,

Shivaun Featherman
Deputy Town Clerk