

October 7, 2013  
Planning Board Meeting  
Town of Romulus, NY

Roll Call

Al Nivison Present                      Kate Sinicropi excused  
Bill Karlsen Present  
Cindy Meckley Present  
Tom Bouchard Present  
Sue Ellen Balluff Present  
Mary Joslyn Present

Visitors

Jim Bromka  
Dave & Nancy Milliman  
Donna & Jim Andersen  
Tim Eller  
Lynn E Snedaker  
Michael Joslyn  
Patrick Morrell

Pledge of Allegiance

Moment of Silence

First order of business: Approve minutes for last meeting. Tom thanks Mary for taking minutes and to Sue Ellen for edits.

Motion to approve minutes by Sue Ellen, Bill seconds. Motion carries.

Review SEQR form. Tom: The most prudent thing would be to go line by line. I also printed copies of DEC letter. Audiences please bear in mind this is not a public hearing night, but you are welcome to listen in. Also with us tonight is Mr. Murrell who is representing us in place of our town attorney Steve Getman.

Tom to Mr. Murrell: Did you have anything to say concerning this SEQR?

Mr. Murrell: I think going thru line by line and identifying areas of concern would be prudent; starting from page 2 and going to page 6. That is where the planning board would address.

Tom reads out loud from the Full Assessment Form line by line also referring to the DEC letter and quoting identical findings. Tom also refers to letters from Lynn Snedaker and Larry Yehle addressing each of their concerns/input.

Streams: that was raised in one of the letters here. Tom refers to Larry Yehle's letter. Then Tom reads from Snedaker's letter stating the ravine is on the north side of the property. Mr. Snedaker brings his map up for board members to view.

Map is folded up and returned to Mr. Snedaker. Sue Ellen asks if we have a copy, and Snedaker says that is his DEC copy. Sue Ellen asks about the pond. He says it was put in for cattle originally.

Sue Ellen and Tom talk about the difference between Agricultural District as opposed to zoned agricultural. Mr. Murrell elaborates on some of the differences and says the county did not find this property to be in the agricultural district.

Tom and Cindy Meckley discuss the project expansion percentage. Mr. Snedaker's letter addresses the concern saying that it is not an expansion but new construction. Project description needs to be corrected from N/A to Residential housing 1.

Dimensions and feet for largest structure should also be changed. Tom asks about the pavilion mentioned in Larry's Yehle's letter. Mr. Snedaker addressed it and explained that it was not required on the SEQR because it only asked for the largest building.

Tom reads from the letters from Larry Yehle and Lynn Snedaker pertaining to the liquid waste disposal, sewage, and chemicals from campers. Sue Ellen mentions the SPDES evaluation that the DEC directed us to.

Solid Waste: Mr. Snedaker explains Casella picks up the dumpsters regularly.

A discussion about involving the fire & rescue agencies arises.

Mr. Murrell says we (the board) can certainly ask the fire dept. to go check out the situation to be sure they are building according to safety measures. Mr. Snedaker explains that the sites are 75 X 38 which is double the minimum size stated in state regulations.

Tom asks the board what they think about inviting the fire department to have a look at the proposal. A discussion ensues and Tom asks: Do we want to contact the ambulance and fire dept? Mr. Snedaker says the pond is listed with the fire dept.

Mr. Murrell suggests we provide notice (Ovid fire dept./ambulance) for the public hearing. He says it's type 1 action and the lead agency will also be presented for public to dispute at that time, otherwise, we (the board) remain lead agency in this matter. Cindy Meckley suggests we maybe want to hold off on completing page 6 as lead agency. She makes a motion that we wait to complete after the public hearing and DEC and other organizations have had their studies.

Sue Ellen says she's not sure what the purpose of this review is. Mr. Murrell offers his help and suggests we go through a dry run on the page 6. The map is brought out again to discuss slope of land. A less than 10% slope is determined. So by the terms of the SEQR form that would be a small impact.

Mary Joslyn asks about the sewage from campers and the amount of gallons. Mr. Snedaker says full capacity ends up to be about 700 gallons of sewage and he has two 5000-gallon septic tanks and a schedule with Brewers to have them pumped regularly.

Mr. Murrell explains that Health Department, DEC, Ovid Fire Department, and South Seneca Ambulance will receive the environmental assessment form, a copy of the map, as well as a written description of the Snedaker project and the SEQR lead agency determination.

Tom indicates that they (all those listed above) have 30 days to get back to us. We will hold a public hearing and add this to the agenda for the next meeting November 18<sup>th</sup>. Tom explains why the date is far off: elections and Veterans Day.

Sue Ellen makes motion to have public hearing for lead agency notice and to complete the SEQR review and take action on the project itself at next meeting Nov 18<sup>th</sup>. Motion carries.

Mr. Murrell asks Lynn Snedaker about reporting to DEC and following DEC regulations and wants to know if it's through the state or the town. Lynn says they're being inspected by the Health Department and says they work for state and county. Tom asks if the Health Dept. has the SEQR. Lynn says they should.

Visitor Nancy Milliman comments: First, when talking about drainage, when it goes to the south, it goes around and down to Elm Beach and thru culverts under 89 to the lake.

Jim Anderson comments about the rain going down and the runoff being heavy.

Sue Ellen suggest to residents that they contact the DEC to do an on site determination.

Nancy Milliman: 2<sup>nd</sup> thing. She checked with DEC and that property is Agriculture district 12. She spoke with Tom Haley from the DEC.

Sue Ellen motions to rescind the motion for the public hearing on November 18<sup>th</sup> and instead hold it on the 2<sup>nd</sup> of December, as Mr. Snedaker will be out of town on the 18<sup>th</sup>.

Nancy asks if the sewage issue will be taken care of before the public hearing. Mr. Murrell tells her that the Health Department will be notified as well.

A discussion ensues with the residents and the board about the environmental impact of septic system, etc.

Nancy Milliman mentions 3 runoffs to perhaps require testing for contaminates/chemicals, etc.

Other New Business:

Joint meeting with Varick coming up this Thursday. Bill Karlsen has been trying to get ahold of Steve Absalom from the depot. Bill says he will meet with him tomorrow.

Mary Joslyn mentioned the anaerobic digester issue and suggests we bring it up at next meeting.

Sue Ellen suggests we review the draft she completed for the new Special Use Permit. Sue Ellen does a quick overview of the form and explains the new changes. Tom says we will go over it and vote on it in next meeting.

Bill Karlsen has a bit of new business regarding something he read in the paper. Someone was allowed onto the depot to do a study and paid \$15000. The IDA gave the 15K to the VA cemetery at Sampson. Bill thinks perhaps the money should have gone to repair the fence.

Motion to adjourn  
Motion carried