

**TOWN OF MANLIUS
PLANNING BOARD MINUTES
APRIL 9, 2012**

APPROVED

The Town of Manlius Planning Board met in the Town Hall at 7:00 PM with Acting Chair Donald Crossett presiding and the following Members were present: Thomas Byrnes, Ann Kelly and Joseph Lupia Jr. Also present were Attorney Wendy Kinsella and Director of Planning & Development David W. Tessier.

Not in Attendance: Chairman Gilbert and Members Moliski and Rossetti.

Also Present: Ellen & Mike McGrew, Bill Murray, Tom Harig and Ron Hill.

The Pledge of Allegiance was recited.

Minutes: Member Kelly made a motion, seconded by Member Byrnes and carried unanimously to approve the Minutes of March 26, 2012.

**Estate of Mary E. Tripoli, 6498 Kirkville Rd. North, Kirkville, NY
2 Lot Preliminary Subdivision Map & 2 Lot Final Subdivision Map
Tax Map #060-01-03.1**

Bill Murray, representing the applicant gave an overview of the proposal and submitted a 2 Lot Preliminary Subdivision Map dated March 26, 2012 and a 2 Lot Final Subdivision Map dated April 9, 2012, as requested under the Title Block Approved, the Director of Planning & Development was removed and replaced with Chairman of the Planning Board, and both Maps are by Jon J. Dussing and James M. Dussing Sr., File No. 12-09.

The Onondaga County Planning Board Resolution dated March 28, 2012 for Case #S-12-29 was read and entered into the file: (Including 2 Comments)

NOW THEREFORE BE IT RESOLVED, that the Onon. Co. Planning Board recommends the following MODIFICATION(S) to the proposed action prior to local Board approval of the proposed action:

The applicant is required to obtain a Kirkville Road North sight distance determination for proposed Lot B from the Onon. Co. DOT prior to subdivision approval.

Entered into the file was a copy of an e-mail to Attorney Frateschi from Jim Dussing, stating that Mr. Dussing has met with Terry Morgan of the Onon. Co. DOT and that there should be a site distance determination within 2 weeks.

It was noted for the record that the Parkland fee of \$400.00 per Section 127.20.1 (E) of the Town of Manlius Code has been received.

Member Byrnes made a motion, seconded by Member Kelly and carried unanimously to approve the Estate of Mary E. Tripoli 2 Lot Preliminary Subdivision Map dated March 26, 2012 by Jon J. Dussing and James M. Dussing Sr., File No. 12-09.

Member Kelly made a motion, seconded by Member Byrnes and carried unanimously to waive holding a Public Hearing for the 2 Lot Final Subdivision because it is substantially similar to the Preliminary Subdivision Map.

Member Byrnes made a motion, seconded by Member Kelly and carried unanimously to approve the Estate of Mary E. Tripoli 2 Lot Final Subdivision dated April 9, 2012 by Jon J. Dussing and James M. Dussing Sr., File No. 12-09, with the Chairman signing the Final Map contingent upon the location of the driveway being placed on the Final Map.

**Thomas Harig, 7153 East Genesee St., Fayetteville, NY
Site Plan Accessory Use Permit-Insurance Agency Office
Tax Map #085-06-08.1**

Acting Chair Crossett stated that the Thomas Harig Site Plan, which includes 4 Site Plan Accessory Use Permit Applications, is on the Zoning Board of Appeals April 19, 2012 Agenda for 2 Variances for Lot Coverage of 36.5%, allowed 35% and 15 Parking Spaces, 21 required.

Mr. Tessier stated that in reference to the parking it was discovered, looking at the new Ordinance, that 1 Parking Space is required for every 200 sq. ft. regardless of the proposed use. He spoke with Attorney Frateschi about the parking requirement for Apartments and they will request the Town Board to amend the Ordinance for that.

It was noted for the record that the 4 Thomas Harig Site Plan Accessory Use Permit Applications have been referred to the Onondaga County Planning Board for their April 18, 2012 Meeting.

Tom Harig, applicant submitted a Site Plan dated March 30, 2012, Sheet C-1, proposing a 738.50 Sq. Foot Insurance Agency Office with 4 Parking Spaces. He stated that his business has limited hours, low traffic, 1 customer per day, and is done mostly by telephone and e-mails. He has been at this location for six years since purchasing the property and the building, which had 2 Apartments that are still occupied.

Member Lupia J. made a motion, seconded by Member Kelly and carried unanimously to hold a Public Hearing for the Thomas Harig Site Plan Accessory Use Permit for an Insurance Agency Office on Monday, April 23, 2012 at approx. 7:05 PM.

**Thomas Harig, 7153 East Genesee St., Fayetteville, NY
Site Plan Accessory Use Permit-Elizabeth Interior Decorator Office
Tax Map #085-06-08.1**

Tom Harig submitted a Site Plan dated March 30, 2012, Sheet C-1, proposing an 810 Sq. Foot Elizabeth Hill Interior Decorator Office with 5 Parking Spaces. He stated that this business has limited hours, 10:00 AM-4:00 PM and customers are by appointment.

Member Lupia Jr. made a motion, seconded by Member Kelly and carried unanimously to hold a Public Hearing for the Thomas Harig/Elizabeth Hill Interior Decorator Office on Monday, April 23, 2012 at approx. 7:10 PM.

Thomas Harig, 7153 East Genesee St., Fayetteville, NY
Site Plan Accessory Use Permit-2nd Floor Apartment
Tax Map #085-06-08.1

Tom Harig submitted a Site Plan dated March 30, 2012, Sheet C-1, proposing a 1358.25 Sq. Foot 2nd Floor Apartment with 4 Parking Spaces.

Member Lupia Jr. made a motion, seconded by Member Kelly and carried unanimously to hold a Public Hearing for the Thomas Harig 2nd Floor Apartment on Monday, April 23, 2012 at approx. 7:15 PM.

Thomas Harig, 7153 East Genesee St., Fayetteville, NY
Site Plan Accessory Use Permit-Rear Apartment (Up & Down)
Tax Map #085-06-08.1

Tom Harig submitted a Site Plan dated March 30, 2012, Sheet C-1, proposing an 841.50 Sq. Foot Rear Apartment (Up & Down) with 2 Parking Spaces.

Member Lupia Jr. made a motion, seconded by Member Kelly and carried unanimously to hold a Public Hearing for the Thomas Harig Rear Apartment (Up & Down) on Monday, April 23, 2012 at approx. 7:20 PM.

With there being no further business, Member Kelly made a motion, seconded by Member Lupia Jr. and carried unanimously to adjourn the Meeting at 7:24 PM.

Respectfully submitted,
Barbara A. Smith, Clerk