

**Town of Oneonta Planning Board  
Board Meeting  
Monday, May 16, 2016 at 7pm**

**Present:** Tom Rowe; Kirt Mykytyn; Breck Tarbell; Jenny Koehn; Rob Lishansky; Joseph Camarata (Chairman)

**Absent:** Reggie McGuinness

**Others Present:** Rob Panasci (Town Attorney); Ed Bordinger ; Bruce Downie

The meeting was called to order at 7:05PM.

**Public Hearings:**

**Edward Bordinger TMP#287.15-1-1.00; 263 Winney Hill Rd**

Minor Subdivision Application PB000418

Joseph Camarata opened the meeting and the public hearing notice was read aloud into the record. Notifications to neighbors were placed in application file. No one appeared to speak against the application.

**Motion** made by Kirt Mykytyn and seconded by Jenny Koehn to open the public hearing.

**VOTING:** Unanimous. **MOTION CARRIES**

**Motion** made by Kirt Mykytyn and seconded by Rob Lishansky to close the public hearing.

**Discussion:** None

**VOTING:** Unanimous. **MOTION CARRIES**

**Discussion:** Survey map included subdivision, as well as lot line change, therefore agreed to deal with both concurrently. Board had tabled the decision on the lot line application 5/2/16 until the Public Hearing was held on the subdivision, so Mr. Bordinger could file the map with the Lot Line Change and Subdivision if approved, all at once at the County.

**Edward Bordinger TMP#287.15-1-1.00 & Charlotte Grant TMP#287.15-1-7.00; 263 Winney Hill Rd**

Lot Line Change Application PB000417

**Motion** made by Rob Lishansky and seconded by Kirt Mykytyn to declare a negative SEQR for the Bordinger Subdivision TMP#287.15-1-1.00 and Lot Line Change between TMP#287.15-1-1.00 and TMP#287.15-1-7.00.

**VOTING:** Unanimous. **MOTION CARRIES**

**Motion** made by Rob Lishansky and seconded by Tom Rowe to approve the Bordinger Minor Subdivision TMP#287.15-1-1.00 and Lot Line Change between TMP#287.15-1-1.00 and TMP#287.15-1-7.00.

**VOTING:** Unanimous. **MOTION CARRIES**

**Discussion:** Advised to file within 62 days and provide a receipt of filing to Planning Board.

**Continuing Business:**

**Bruce Downie/Habitat for Humanity TMP#274.00-2-36.03; St Hwy 205**

Subdivision Application PB000367

Chairman Camarata recused himself and turned the meeting over to Rob Lishansky. Mr. Downie came forward with a new map showing easements for drainage, ditches were moved off DOT right-a-way, and the zoning PDD-R shown, as requested at the last meeting. Mr. Downie had met with Paul Neske, Code Officer proposing a phased project and was advised to modify map to indicate the phases but not remove any information already shown. Mr. Downie requested and presented a new map showing a 4 lot subdivision, other 5 lots indicated with dashed lines and houses removed. Attorney

**APPROVED**  
BY THE PLANNING BOARD  
TOWN OF ONEONTA

June 16, 20 16  
  
CHAIRMAN

Rob Panasci advised he did not know if that was acceptable as the Town Board had approved a zone change and to take over road after its construction for a 9 lot, 9 house subdivision. If only 3 houses, the Town Board may not have approved. DOH has confirmed even as a phased project is subject to NYS Realty Subdivision regulations and approvals. Mr. Downie would like to move forward in hopes that NYSEG will accept phased project and only require the 3 electrical services for first phase, as Habitat must pay NYSEG for the services upfront and only have 5 years in which to seek a rebate. He believes it will take all of three plus years to build three houses. Mr. Downie agrees to change map back to 9 lots with houses and add "McFarland Road" to proposed Town Road, in order to set hearing. He will also provide copy of letter from School District for file. Attorney Panasci proposed waving pre-application, waive location of sewage disposal system requirement, subject to the appropriate utilities and make contingent on DOH approval, setting a public hearing for a preliminary subdivision plat, rather than holding a final plat hearing, which can be waived.

**Motion** made by Kirt Mykytyn and seconded by Breck Tarbell to set a Public Hearing for a preliminary subdivision plat on June 6, 2016, at or about 7:05PM.

**ABSTAIN:** Joseph Camarata

**VOTING:** Unanimous. **MOTION CARRIES**

**New Applications:** None

**Minutes:**

Minutes were reviewed by the board from March 21, 2016 board meeting.

**Motion** made by Tom Rowe and seconded by Rob Lishansky to approve the minutes.

**ABSTAIN:** Breck Tarbell

**ALL IN FAVOR            MOTION PASSED**

Minutes were reviewed by the board from May 2, 2016 board meeting.

**Motion** made by Tom Rowe and seconded by Rob Lishansky to approve the minutes.

**ALL IN FAVOR            MOTION PASSED**

**Adjournment:**


**Motion** made by Rob Lishansky and seconded by Jenny Koehn to adjourn at 8:02PM, with the next scheduled meeting June 6, 2016 at 7:00PM.

**ALL IN FAVOR            MOTION PASSED**

Respectfully Submitted,

Wendy Cleaveland  
Planning Board Clerk

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