

TOWN OF LAKE LUZERNE
PLANNING BOARD MEETING
NOVEMBER 18, 2015
7:00 PM

MEMBERS PRESENT: JACK FAZIO, ARNOLD ALBERT, TINA CROKE, JOHN KURIMSKI, DAPHNE BELANGER AND ROGER NELLIGAN. ALSO PRESENT: LEGAL COUNSEL , ROBERT REGAN AND ZEO, ALLEN SAHEIM.

APPROVAL OF MINUTES WAS TABLED

MARCO FORTUNATO – BOUNDARY LINE CHANGES RECOMMENDATION

APPLICANT HAS TWO 3 ACRE LOTS AND WOULD LIKE TO DO A BOUNDARY LINE ADJUSTMENT. THE TERRAIN IS STEEP, PERK TEST WAS DONE AND WAS GOOD. ONE LOT WILL BE NON CONFORMING BUT BOTH WILL MEET SET BACK REQUIREMENTS. THE BOARD DISCUSSED AND SUGGESTED THAT THE APPLICANT GET A TOPO DONE FOR THE ZBA. APPLICANT COMMENTED THAT ACROSS THE STREET THE BUILDING LOTS ARE 1 ACRE REQUIREMENTS AND ON HIS SIDE OF THE STREET IT IS 3 ACRES REQUIREMENTS.

A MOTION BY CROKE, SECONDED BY KURIMSKI TO GIVE NO RECOMMENDATION TO THE ZBA. ROLL CALL VOTE: FAZIO, AYE, ALBERT, NAY, CROKE, AYE, KURIMSKI, AYE, BELANGER, AYE, NELLIGAN, AYE.

LAKE LUZERNE MOBIL HOME PARK – TOWN BOARD LOOKING FOR AN OPINION ON LOT #21.

NEIGHBORS ARE COMPLAINING THAT A NEW HOME WAS PUT IN THE PARK ON A LOT THAT IS NOT ADEQUATE FOR THE SIZE OF THE HOME. THE NEW MOBILE HOME ONE HALF FOOT WIDER AND SIX FOOT LONGER THAN THE PRIOR MOBILE HOME THAT WAS ON THAT LOT. THE SEPTIC IS ADEQUATE, AND HOME IS SET UP PROPERLY BY CODE AND WAS APPROVED BY CHARLES WALLACE FROM WARREN COUNTY BUILDING CODES, THERE C.O. SHOULD BE SET BY FRIDAY. THE BOARD MEMBERS DISCUSSED AND DID NOT SEE A PROBLEM WITH THE HOME STAYING ON THE LOT.

A MOTION BY CROKE, SECONDED BY ALBERT TO ALLOW THE HOME TO STAY AS IS ON THE LOT. ROLL CALL VOTE: KURIMSKI, AYE, BELANGER, AYE, NELLIGAN, AYE, FAZIO, AYE, ALBERT, AYE, CROKE, AYE.

WITH NO FURTHER BUSINESS A MOTION BY FAZIO, SECONDED BY ALBERT TO ADJOURN. ALL IN FAVOR.

RESPECTFULLY SUBMITTED,

LORRI HOLCOMB
SECRETARY