

**Town Of LeRay Planning Board**  
**Work Session**  
**July 3, 2008**

1. **Call to Order**

The July 3, 2008 work session portion of the LeRay Planning Board was called to order by Chairman Fred Tontarski at 6:05 p.m. in the LeRay Conference Room, Evans Mills, N.Y.

2. **Roll Call**

Board members present; Chairman - Fred Tontarski, Larry Covell, Jerry Hobbs, Sam Biondolillo, Alan Cameron, Clarke Oatman, David Champagne, Zoning Enforcement Officer - Dean Russell, Community Development Coordinator - Jessica Jenack, and Town Engineer - Kris Dimmick.

3. **Reading and Approval of Minutes**

The minutes from the June 5, 2008 meeting were read. A motion to accept the minutes as written was made by Mr. Cameron and seconded by Mr. Champagne. This motion passed 7-0.

4. **Unfinished Business**

***Stephen Converse - Sketch Plan Review for a Minor Subdivision*** - to subdivide a 50.50 acre parcel of land into (2) two lots, 1=11.6 and remaining lot is 38.9 acres, located on Converse Drive, tax parcel #74.16-1-5.111. A discussion was held whether to have Mr. Converse fill out a long or short environmental assessment form for the SEQR process. There is no detriment to the Town if only the short form is done at this point. Steve Converse is aware that he will have to fill out the long form before he proceeds any further. It was decided after polling the members that only a short form would be needed at this point in the subdivision project.

***Jefferson County Industrial Development Agency – Sketch Review for Minor Subdivision*** - to subdivide 16.253 acres out of 103.58 acres to be dedicated to Ontario Bays Initiative for the purpose of mitigating impacts to the Indiana Bat and Wetland area.

There were a few outstanding issues with the map as it was presented. The tax parcel was incorrect, as a parcel would be land locked because the road was not shown, wetland one should read Lot 1, and the boundary lines need to be clearer.

***Lucky Lutz - Sketch Plan for Minor Subdivision*** - to subdivide a 1.6 acre parcel at the southwest corner of the tax parcel #65.05-1-40 and combine the remainder of parcel #65.05-1-40 with 65.05-1-33, located on US Route 11. The Board discussed having the two parcels combined by deed prior to the subdivision. There was also a question as to the shape of the lot.

***Bryan Hoover – Preliminary Review for a Minor Subdivision*** - to subdivide an 8.84 +/- acre parcel of land into two (2) lots, 1c1=3.39 acres and 1c2= 5.45 acres, located on County Route 17, tax parcel # 54.00-3-4.313. The Board discussed allowing Mr. Hoover to create two rectangular shaped lots as opposed to the original ones drawn.

***Draft Zoning Laws*** - The Board will discuss the Draft Zoning Laws at the regular meeting due to the time.

5. **Adjournment**

A motion to adjourn at 6:55 pm was made by Mr. Biondolillo and seconded by Mr. Oatman. This motion passed 7-0.