

**Canadice Town Planning Board  
5949 County Rd. #37  
Springwater, NY 14560**

**Minutes of the December 21, 2015 Meeting**

**A. Convocation:**

Chairman Mayhood called the meeting to order at 7:30 pm in the Town Hall. Present were Mr. Vastola, Mr. Groet, Mr. Peters, Chairman Mayhood, Mr. Engard, and Vice Chairman Kane. Mr. Johnson was excused. Also in attendance were Catherine Crane, Bill Grove and Sheila Chalifoux, Esq., Town Attorney.

**Public Hearing** – To entertain comments on the Site Plan Application for Turtle Rock Hollow – Cynthia Leidlein commented that she has been acquainted with Cathy Crane for many years and feels that the idea of a recreational area with cabins is a great idea and would bring more visitors to the area.

Mr. Engard motioned, seconded by Vice Chairman Kane, and it was unanimously carried to close the Public Hearing at 7:35pm. **(2015-33)**\_

Mr. Vastola – Yes      Chairman Mayhood –Yes      Mr. Peters – Yes      Mr. Engard - Yes  
Vice Chairman Kane – Yes      Mr. Groet - Yes

**B. Privilege of the Floor:** None

**C. Approval of November 23, 2015 Minutes:**

Mr. Groet motioned, Mr. Vastola seconded, and it was unanimously carried to approve the November 23, 2015 minutes with the necessary corrections (2015-34)

Mr. Vastola – Yes      Chairman Mayhood –Yes      Mr. Peters – Yes      Mr. Engard - Yes  
Vice Chairman Kane – Yes      Mr. Groet - Yes

**D. Town Reports:**

**Canadice Town Board Meeting** – Chairman Mayhood gave a report on the December 14, 2015 Town Board meeting.

**County Planning Board** – Nothing significant to report on the December 9, 2015 CPB and the December 8, 2015 CRC meetings.

**Zoning Board** – Mr. Engard reported that the application for a variance for Roy Simmons was approved for an accessory building on his property.

**Code Enforcement** – Copies of the monthly building permits and a list of code violations was distributed.

**E. Research Groups:**

Natural Resource Extraction Group – No meeting

**F. Old Business –**

Chairman Mayhood reviewed the application and the remaining points to be met –

1. Access for emergency vehicles – The incoming Richmond Fire Chief would be willing to visit the site and access the accessibility for emergency vehicles.
2. Wastewater treatment system – A variance will be needed for the septic system that will be put into place to meet the waste water requirement.
3. Site Plan map will need to be updated with the profile of the parking area.(done)

The preliminary review for the Turtle Rock Hollow Site Plan application was re-opened.

1. Bill Grove passed out updated maps showing gradients of the parking area. It is at a 5% grade. The PB feels that the map meets all the requirements except that the proposed Black Bear cabin would need to be on the map.
2. Letter is still needed from the Fire Chief regarding emergency vehicle accessibility.
3. Letter is needed from the CEO re: the proposed sewage system.

Mr. Kane motioned, seconded by Mr. Vastola and it was unanimously carried to table the preliminary review for the Site Plan for Turtle Rock Hollow. **(2015-35)**

Mr. Vastola – Yes	Chairman Mayhood –Yes	Mr. Peters - Yes
Vice Chairman Kane – Yes	Mr. Groet – Yes	Mr. Engard - Yes

**G. New Business –**

- The Planning Board filled out attendance vouchers for 2015.
- Chairman Kane submitted his resignation effective 1/1/2016.

Election of Officers for 2016 –

Mr. Peters motioned, seconded by Mr. Groet, and it was unanimously carried to recommend the appointment of Ted Mayhood to Chairman to the Town Board.. **(2015-36)**

Mr. Vastola – Yes	Chairman Mayhood – abstained	Mr. Peters - Yes
Vice Chairman Kane – Yes	Mr. Groet – Yes	Mr. Engard – Yes

Mr. Peters motioned, seconded by Mr. Groet, and it was unanimously carried to recommend the appointment of Vice Chairman to Mr. Vastola to the Town Board. **(2015-37)**

Mr. Vastola – Abstained	Chairman Mayhood – Yes	Mr. Peters - Yes
Vice Chairman Kane – Yes	Mr. Groet – Yes	Mr. Engard – Yes

**H. Privilege of the Floor:**

- A copy of the timber harvest map for Mrs. Barbara Christoff was passed out.
- Chairman Mayhood mentioned that the spoke to Bob Best regarding the property that Mr. Peters had mentioned his concern about the multiple boats and RV's that were parked there. An official complaint would need to be made in order for this to be investigated formally.

**I. Adjournment:**

Mr. Engard motioned, seconded by Mr. Vastola, and it was unanimously carried to adjourn the meeting at 8:45 p.m. **(2015 – 38)**

Mr. Vastola – Yes      Chairman Mayhood –Yes      Mr. Peters – Yes      Mr. Engard - Yes  
Vice Chairman Kane – Yes      Mr. Groet - Yes

Respectfully submitted

Holly B. Poluch,  
Canadice Town Planning Board Secretary