

Chairman Larry Ruth called the regular meeting of the Town of Walworth Planning Board to order at 7:33 P.M. Members present were Gene Bavis, Elaine Leasure, Larry Ruth, and Karel Ambroz. Deb Amsler was absent. Also present was Norm Druschel, Building Inspector. Phil Williamson, Code Enforcement Officer and Carl Hewings, Town Engineer were absent.

Gene Bavis made a motion, seconded by Elaine Leasure to dispense of the reading of the formal legal notice. Motion carried.

Elaine Leasure made a motion, seconded by Karel Ambroz to approve the minutes of March 8, 2010 as written.

Roll Vote:	Gene Bavis	Aye
	Elaine Leasure	Aye
	Larry Ruth	Aye
	Deborah Amsler	Absent
	Karel Ambroz	Aye

Motion carried.

**1. Application of Iain & Linda Harding for preliminary & final residential site plan approval for property located at 3350 Daansen Road, approximately 1,065 feet north of the Walworth-Macedon town line. Property is zoned: R-Residential. (Public Hearing).**

Michael Green of John Green and Associates was present, along with Iain Harding, owner of the property. Mr. Green stated that all comments of the letters of January 29, 2010 and March 4, 2010 have been addressed to the satisfaction of the Town Engineer.

Chairman Ruth read a statement from Phil Williamson:

“This matter has been before the Board on previous meeting agendas and has been reviewed by Parrone Engineering. Neither Parrone or the Building and Zoning Office have any outstanding issues with this application. Therefore we recommend Planning Board approval.”

Chairman Ruth opened the public hearing.

Gene Bavis questioned whether this application could have been handled administratively, instead of by a public hearing. Norm Druschel stated that because the property is within 500 feet of a neighboring municipality, a public hearing is required. Mr. Bavis also questioned why he did not receive copies of the site plan before tonight. Karel Ambroz responded that the site plan was originally distributed to the Board, along with the application a couple of months ago (specifically prior to the February 8, 2010 meeting). The application was postponed until tonight’s meeting.

There were no comments from the public.

Elaine Leasure made a motion, seconded by Gene Bavis to close the public hearing.

Motion carried.

Elaine Leasure made the following motion, seconded by Karel Ambroz:

I move that preliminary and final site plan approval be granted with the following condition:

1. After reviewing the Site Plan the Town of Walworth Planning Board has determined that a suitable park or parks of adequate size cannot be properly located in any such Site Plan and is otherwise not practical. Therefore a payment to the town (the amount to be determined by the Town Board and found in Town Code §180 paragraph E. (13)) shall be assessed at the time of issuance of a building permit. Said sum shall, be used by the town exclusively, for neighborhood parks, playgrounds or other recreational purposes including the acquisition of property.

Roll Vote:	Gene Bavis	Aye
	Elaine Leasure	Aye
	Larry Ruth	Aye
	Deborah Amsler	Absent
	Karel Ambroz	Aye

Motion carried.

**2. Extend Preliminary Approval for Rolford Heights Sections 5 & 6 that was originally granted on May 8, 2006 for another six-month period (8th extension). Property is zoned: R.**

Chairman Ruth read a letter from Laurence E. Heininger, P.E., dated April 9, 2010 requesting the planning Board extend the preliminary approval for Rolford Heights Section 5 and 6 for another six-month period. This will be the 8<sup>th</sup> extension. Town Code allows for nine extensions.

Discussion ensued regarding the process the developer must take once the ninth & final extension is granted. Chairman Ruth stated that another public hearing would have to be held. Norm Druschel stated that he has spoken with Mr. Heininger who indicated that at the present time he was getting prices for earthwork with careful eye on the economy before proceeding with further development.

Karel Ambroz commented that he was not on the Board when preliminary approval was originally granted in 2006.

Gene Bavis made a motion, seconded by Elaine Leasure, to extend preliminary approval for Rolford Heights Section 5 & 6 for another six-month period from May 8, 2010 through November 8, 2010.

Roll Vote:	Gene Bavis	Aye
	Elaine Leasure	Aye
	Larry Ruth	Aye
	Deborah Amsler	Absent
	Karel Ambroz	Nay

Motion carried.

Chairman Ruth adjourned the meeting at 7:48 P.M.

Gail Rutkowski, Clerk