

**TOWN OF DAY- PLANNING BOARD  
REGULAR MEETING OCTOBER 3, 2016**

**APPROVED**

**7 PM**

**Page 01 of 03**

**Members Present:**

Chairman Ted Mirczak  
Gary Newton  
Craig Trombley  
Mary Ann Johnson  
Henry Donaldson

**Members Absent:**

None

**Also Attending:**

Jeffrey Meyer, Attorney  
J. Christopher Foss, Ferguson & Foss

**Motion**, made by Mary Ann Johnson and seconded by Gary Newton to **accept** the minutes from the September 6, 2016 Regular Meeting of the Planning Board. Ayes: Chairman Ted Mirczak, Gary Newton, Craig Trombley, Mary Ann Johnson and Henry Donaldson.

**Carried 5-0.**

**OLD BUSINESS-** The Comprehensive Plan review will be tabled at this point so that the Planning Board can concentrate on new business. The review will now be referred to as Continuing Business.

**NEW BUSINESS-**

**Boundary Line Adjustment**

**Gronvall, William & Kathleen Tax Map #55.-1-1.1**

**Gronvall, William & Kathleen Tax Map #55.5-2-30**

Mr. J. Christopher Foss of Ferguson & Foss, Professional Land Surveyors will represent William & Kathleen Gronvall as they are unable to attend this meeting. A letter of permission signed by Mrs. Gronvall was submitted for the record. It was discovered that the application did not have an area to assign responsibility from the owners to a representative. Chairman Mirczak will revise the form and present it to the Town Board for their approval.

Mr. Foss stated that the Gronvalls own two adjacent parcels and have built a garage that straddles the lot line between the two properties. They now want to sell one or both properties and thus need a property line adjustment to keep the garage on the property with the house.

**TOWN OF DAY- PLANNING BOARD  
REGULAR MEETING OCTOBER 3, 2016  
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7 PM  
Page 02 of 03**

A discussion ensued between the board members and Mr. Foss. There will be no change in the road frontage. The amount of land changing was deemed insignificant and both are still in compliance. There was a question regarding the driveway on one lot going to the second lot. Mr. Foss stated that a right of way would be granted in the deed when the lot is transferred.

**Motion**, made by Gary Newton, seconded by Henry Donaldson, to **declare** the boundary line adjustment application complete contingent upon (1) a signed letter from both Mr. & Mrs. Gronvall giving permission to Mr. Foss to represent them in this matter and (2) a deed that shows a right of way is granted.

Ayes: Chairman Ted Mirczak, Gary Newton, Craig Trombley, Mary Ann Johnson and Henry Donaldson.

**Carried 5-0.**

**Motion**, made by Mary Ann Johnson, seconded by Gary Newton, to **declare** the Town of Day Planning Board lead agency under SEQR for this boundary line adjustment application.

Ayes: Chairman Ted Mirczak, Gary Newton, Craig Trombley, Mary Ann Johnson and Henry Donaldson.

**Carried 5-0.**

**Motion**, made by Craig Trombley, seconded by Gary Newton to **declare** a Negative Declaration under SEQR for this boundary line adjustment application based on the information and analysis in the SEQR form, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.

Ayes: Chairman Ted Mirczak, Gary Newton, Craig Trombley, Mary Ann Johnson and Henry Donaldson.

**Carried 5-0**

A discussion on whether or not a Public Hearing would be needed was held by the Planning Board members. It was decided that the Public Hearing could be waived.

**Motion**, made by Mary Ann Johnson, seconded by Gary Newton, to **waive** the Public Hearing on this matter.

Ayes: Chairman Ted Mirczak, Gary Newton, Craig Trombley, Mary Ann Johnson and Henry Donaldson.

**Carried 5-0**

**TOWN OF DAY- PLANNING BOARD  
REGULAR MEETING OCTOBER 3, 2016**

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**Page 03 of 03**

**Motion**, made by Gary Newton, seconded by Mary Ann Johnson to **approve** the boundary line adjustment for William and Kathleen Gronvall, Tax Map #55.-1-1.1 and Tax Map #55.5-2-30 contingent upon (1) a signed letter from both Mr. & Mrs. Gronvall giving permission to Mr. Foss to represent them in this matter and (2) a deed that shows right of way is granted.

Ayes: Chairman Ted Mirczak, Gary Newton, Craig Trombley, Mary Ann Johnson and Henry Donaldson.

**Carried 5-0.**

**CORRESPONDENCE** - None

**SECRETARY'S REPORT** – None

**CONTINUING BUSINESS** - Chairman Mirczak presented his initial matrix clarifying the preliminary review results made by the Planning Board members. In general there was consensus with what was on the matrix. A discussion was held on some of the issues. The underlying direction of the discussion was that it would be positive if the Town of Day could become more involved with issues to do with the Sacandaga Protection Committee. Perhaps the Supervisor and the Town Board could become more proactive with other towns and agencies. It was recommended that the meeting between the Town Board, the Planning Board and the Zoning Board of Appeals be on hold until work on the Comprehensive Plan report is completed. There was also discussion regarding the procurement of a Hudson River Black River Regulating Committee permit holders list.

**Motion**, made by Mary Ann Johnson, seconded by Gary Newton to **adjourn** this Regular Meeting of the Town of Day Planning Board was made at 8:00 PM.

Ayes: Chairman Ted Mirczak, Gary Newton, Craig Trombley, Hank Donaldson and Mary Ann Johnson..

**Carried 5-0**

Dawn Graham  
Clerk