

Public Hearing – Final Plat Phase 2C – Riverwalk Subdivision Sept. 11, 2006 6:30 p.m.

PRESENT: Supervisor Newlin; Councilmembers Bax, Edwards, Johnson and Pacioni; Deputy Supervisor Elgin; Town Attorney Leone; Deputy Attorney Boniello; Finance Officer DiRamio; Town Engineer Lannon; 3 Press; 11 residents and Clerk Donna Garfinkel

Supervisor opened Public Hearing – 6:55 p.m. Newlin apologized for the late start of the meeting. Clerk read notice into record.

Notice is hereby given that a Public Hearing will be held before the Town Board of the Town of Lewiston, New York on the 11th day of September, 2006 beginning at 6:30 p.m. at the Town Hall, 1375 Ridge Road to consider the Final Plat of Phase 2C in the Riverwalk Subdivision and whether or not approval should be given to such proposal. Phase 2C included 24 “cluster lots” that will extend from Riverwalk Drive South westerly to the intersection of the future Riverview Court. All persons, for or against such project, will be given an opportunity to be heard.

Developer Joe Deck Jr. present. Discussion on map dated July 6, 06/Revised August 11, 06. Phase 2C is ready for construction after approval of the Board. This is a 24 lot section with homes on both sides of the road.

There are outstanding issues in Phase 2A with lots 303 and 304, and it is Deck’s understanding they are being addressed.

Lannon believes lot 278 has a sewer line manhole in the proposed driveway. Deck believes McIntyre has taken care of this.

Schultz, Terri – 529 Pletcher Road – Schultz questioned the repeat of design of homes. There are homes being repeated – two across the street from each other. There is also one, within the 500 foot limit, that is the same as the model home. It has been stated there will be no repeat of design of homes.

There is a drainage receiver approximately 6-inches higher than it is suppose to be, therefore it will not be very effective in receiving water. A yard drain is being installed, to drain into that. Shultz wants it on record “they have never had water” on their property. Newlin asked Schultz to discuss this with Lannon after the meeting.

Schultz also questioned the placement of the screen trees that are required to be planted. It was Schultz’ understanding they were to be planted on the other homeowner’s property, not hers.

Myers, Kevin - 521 Pletcher Road – There appears to be a fair amount of difference in height of the grade between his lot and lot 304.

Deck said the sewer issues are being addressed for lots 303 & 304. In regards to the trees, once the foundations are in, the drainage swales can be completed, and then the trees can be planted. If they are planted now they could be destroyed during the construction cycle.

Lannon understood them to be planted along the south line of lots 303 & 304.

Lyle, Steve & Karen - 4227 Lower River Road – The Lyle’s own a lot on Rivermist Court. Their lot (#436) seems to be lower than the ones on either side.

This to be addressed by Britton.

Bax MOVED to adjourn Public Hearing, Seconded by Pacioni and Carried 5 – 0.
7:12 p.m.

Respectfully Transcribed and Submitted by,

Donna Garfinkel
Deputy Town Clerk