

**REVISED**

# Seneca County Planning Board Meeting



## AGENDA

**Thursday  
June 8, 2017**

**7:00 P.M.**

**Co. Office Bldg.  
Heroes Conf. Rm.  
3<sup>rd</sup> Floor**

- Call to Order
- Roll Call
- Approval of May 11, 2017 Minutes
- Public Comments
- **GML Reviews**
  - Town of Romulus – Subdivision Review – VanRiper, Barton – Route 89
  - Town of Romulus – Subdivision Review – IDA – Seneca Army Depot Airfield, Route 96A
  - Town of Tyre – Site Plan Modification – del Lago Resort & Casino, LLC – State Route 414
  - Town of Seneca Falls – Subdivision Review – Lawrence, Linda – 2941 Noble Road
  - Town of Seneca Falls – Subdivision Review – Frahm, David – 2808 Lower Lake Road
  - Town of Seneca Falls – Area Variance – Estes, Sharon – 2903 Garden Street Ext.
  - Town of Seneca Falls – Area Variance – Italian Mutual Society – 96 Ovid Street
- Old Business
- New Business
  - Appointment of Nominating Committee
- Adjournment

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### **Seneca County Planning Board Agenda Attachment** **June 8, 2017 Meeting**

- Town of Romulus  
Subdivision Review  
VanRiper, Barton  
Route 89

The property owners wish to subdivide their property for the purposes of dividing off 1.97 acres for sale as a Residential Lot on the Lake. The owner will retain the 3.02 acres for development of a personal residence. Both parcels will have lake and road access and meet the minimum size requirements for the Town Zoning.

- Town of Romulus  
Subdivision Review  
Seneca County Industrial Development Agency (SCIDA)  
Seneca Army Depot Airfield, Route 96A

The previous proposal reviewed in April has been modified. The Seneca County IDA proposes to subdivide a 13.74 acre parcel that will be deeded to Seneca County. This is approximately four (4) acres greater than previous and accounts for property that constitutes the area of the access road.

- Town of Tyre  
Site Plan Modification & Sign Modification  
del Lago Resort & Casino, LLC  
State Route 414

del Lago Resort and Casino, LLC has submitted an application to modify its Site Plan by: 1) Removing the drumlin along the Thruway, regrading, installing a fence and plantings. 2) Removing trees of less than 15" along Thruway Right-of-Way as well as dead and fallen timber and scrub brush. 3) Reconfigure the parking lot to allow for 38 additional parking spaces. The proposed sign is an 80' ft. height pylon sign that will have a static changeable message area of 20' X 36' that will be changed no more than once a day.

- Town of Seneca Falls  
Subdivision Review  
Lawrence, Linda  
2941 Noble Road

The applicant proposes to divide 2.4 acres which includes the house from the large property of 90+ acres.

- Town of Seneca Falls  
Subdivision Review  
Frahm, David  
2808 Lower Lake Road

The applicant's property sits on both sides of Lower Lake Road. They are proposing to divide off 60' of the 151.9' of lake frontage. This will create a sub-standard lot.

- Town of Seneca Falls  
Area Variance  
Estes, Sharon  
2903 Garden Street Ext.

The applicant is requesting an Area Variance to reconstruct a residence on the same footprint. The size of the proposed house is less than the Town Code allows.

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- Town of Seneca Falls  
Area Variance  
Italian Mutual Society  
96 Ovid Street

The applicants are requesting an Area Variance to construct a 12 sq. ft. illuminated sign facing Ovid Street.