

## **Town of Milton Planning Board September 9, 2009**

Attendance: Keith Leal (Chair), Ron Lacey, Ben Zlotnick, Larry Woolbright, Jim Staulters, John Whittel, Martin Pozefsky (Attorney), Wayne Howe (Zoning Official), Garry Robinson (Town Engineer), Frank Blaisdell (Town Board Liaison), Sue Talmadge (Secretary) John Frolish was absent.

The meeting was opened with the Pledge to the Flag.

Chairman Leal announced that the KVA subdivision public hearing is postponed until the October meeting.

Woolbright made a motion to approve the minutes of August 12, 2009. Whittel made a second. All members voted in favor.

### **Review – Norton – 3509 Galway Rd – minor subdivision.**

David Norton represented his application indicating he has submitted a survey by Mr. Gnip that shows two lots - one 7 acre lot with existing home and the second of 3 acres utilizing the single lot exemption.

An existing driveway would be shared to enter onto Galway Road.

Howe - single lot exemption is referenced in zoning section 180-13.1 and the property is within the R2 zoning district.

Whittel asked that the easement language be submitted to Attorney Pozefsky for his review and approval.

Norton indicated the map shows wetlands.

Howe - front area of the land is moist but is not on an official wetland inventory – the existing driveway would be shared to avoid working in that wet area.

Norton - neighbors are in agreement.

Woolbright asked for clarification of section 154.19 – Access from public streets.

Howe explained it would be a private driveway with a reciprocal easement.

Norton - easement language would include maintenance.

Whittel explained that with the driveway on the property line, parking of cars must be at least 5 feet from that line.

*Public hearing was scheduled for October 14<sup>th</sup> beginning at 7:05 PM.*

**Cumberland Farms – Rowland & Geyser – site plan.**

Mr. Mattson from Valley Petroleum Services LLC represented the application explaining that his client would like to install a diesel pump that would service trucks and cars. There would be no tractor trailers to access the diesel.

Mattson indicated there would be no changes to the original site plan.

Staulters - concern about the possibility of heavy traffic being increased on the corner.

Mattson – there would be a car nozzle that is not high volume type.

Whittel inquired if the canopy and radius would be changed

Mattson - radius and canopy would not be changed.

Whittle inquired if the applicant would be willing to prohibit certain weight vehicles.

Lacy indicated that an 18 wheeler could pull in there.

Mattson - this type of offering is for light duty trucks and vehicles and is not intended for tractor trailers.

Staulters – believe commercial vehicles would go in there for diesel fuel.

Leal asked if the applicant would prohibit vehicles over a certain size weight.

Mattson - they would be willing to put a sign up that states no tractor trailers.

Lacey indicated that dump trucks are a concern due to the dump truck traffic on Rowland Street.

Zlotnick – dump trucks stop at that site for lunch.

Howe inquired how many gallons per minutes can be pumped.

Mattson - it is less than 15 gallons per minute. It would deter large trucks. There is no saddle tank.

Leal – inquired about the note on the plan.

Applicant – it is null and void – there will be no changes for this application to the site plan and no sign changes.

Howe explained as zoning official he sent them to the planning board because of his concern regarding large trucks.

Zlotnick asked Don Lang (who was in the audience and is a local heavy equip operator and contractor) if he would stop there for diesel with his truck.

Lang stated that it would not happen – you would never see one in there.

Zlotnick – would like to know how many vehicles it would add to the traffic.

Leal – would like an answer if they would prohibit a certain size vehicle – do not want to add to congestion and traffic in the town center.

Applicant – there is enough room there on site.

Leal asked the applicant to go back to his client and find some answers before the next submission date.

*Public hearing was tentatively scheduled for 7:10 PM on October 14<sup>th</sup>.*

## **Other business**

Staulters is concerned about street trees that have been asked for in subdivisions that have not been planted.

Howe explained the Highway Supt controls the right of ways and does not allow street trees in them.

Leal explained that even though the board has required trees, it is not in the boards hands after it goes to the Highway Dept.

Leal indicated now the board knows how the highway dept feels about trees the board in the future could ask for trees on private property if it is desired.

Leal offered to reach out to the Highway Superintendent to talk about how to resolve the issue.

Staulters stated would go to the town board himself with his concerns.

There was public comment.

Everyone had an opportunity to speak.

The meeting was adjourned.