

## TOWN OF CAPE VINCENT PLANNING BOARD

February 8, 2023

The regular meeting of the Town of Cape Vincent Planning Board was held on February 8, 2023, at Recreation Park. The meeting conducted by the Board Chair, Frank Giaquinto, opened at 7 p.m. with the Pledge of Allegiance.

Board Members Present: Dr. Frank Giaquinto, Chair  
Harvey White, Vice Chair  
Noel Bonvouloir, Board Member  
Ed Ponto, Board Member  
Board Member Absent: Karen Bourcy, Alternate  
Other: Kathleen Pierce, Clerk ProTem

There were two visitors.

**PRIVILEGE OF THE FLOOR: None**

### **APPROVAL OF MINUTES:**

Board members reviewed the minutes of the meeting of January 11, 2023. Mr. White made a motion to accept the minutes as written, seconded by Mr. Ponto; all voting aye.

### **OLD BUSINESS:**

- A pre-submission conference was held on a minor subdivision application submitted by Lyle Wood on behalf of Wood Farms, LLC. Mr. Wood is requesting a minor subdivision approval of property as shown on the plat as follows: Parcel B, 1.62 acres, and Parcel C, 0.886-acre right of way, from a 96.02-acre parcel on Lake Street, Town of Cape Vincent, NY, Tax Map #39.20-1-2.5. Board members reviewed and discussed the application and the plat map. A SEQR review with a negative declaration was completed and will be filed with the application. The Chair on a motion by Mr. White and seconded by Mr. Ponto accepted the application and scheduled a public hearing for 7 p.m. on Wednesday, March 8, 2023; all voting aye. The public hearing notice will be sent by Mr. Wood to neighboring property owners advising them of the request for a minor subdivision.
- A pre-submission conference was held on a minor subdivision application submitted by Shawn Albro on behalf of Edward Albro. Mr. Albro is requesting a minor subdivision from a 6.25-acre parcel. The subdivision will be a 5.5-acre lot and a .75-acre lot on Co Rt. 6 (Snug Harbor) Tax Map #59.08-1-19.12. Board members reviewed and discussed the map. A SEQR review with a negative declaration was completed and will be filed with the application. The .75-acre lot does not conform with the Town's Zoning Law requirement of a 1-acre lot size. Mr. Albro has submitted an application for a variance to the Town's Zoning Board of Appeals (ZBA). A public hearing by the ZBA on the variance is scheduled for March 6, 2023. On a motion by Mr. Ponto and seconded by Mr. Bonvouloir, the Chair accepted the application contingent on approval of a variance by the ZBA and scheduled a public hearing for March 8, 2023, at 7 p.m. All voting aye. The public hearing notice will be sent by Mr. Albro to neighboring property owners advising them of the request for a minor subdivision.

**NEXT MEETING:** The next Planning Board meeting will be Wednesday, March 8, 2023, at 7 p.m. at Recreation Park.

**ADJOURNMENT:** At 7:33 p.m., with no other business, the Chair made a motion to adjourn the meeting. Seconded by Mr. White and carried; all voting aye.

Respectfully submitted,

Kathleen M. Pierce, Clerk ProTem