

Town of Cape Vincent Planning Board

August 14, 2024

A regular meeting of the Town of Cape Vincent Planning Board was held on Wednesday, August 14, 2024, at Recreation Park. The Chair opened the meeting at 7:00 p.m. with the Pledge of Allegiance.

Board Members Present:

Dr. Frank Giaquinto- Chair	Noel Bonvouloir- Vice-Chair
Ed Ponto	Shannon Featherly
Harvey White	Karen Bourcy- alternate

There were 7 visitors.

Privilege of the Floor: None

Approval of Minutes: Board members approved the minutes of the July 10, 2024 meeting with a motion made by Mr. Bonvouloir and seconded by Mrs. Featherly with a unanimous vote.

**Old Business: Carleton Villa Revised Site Plan Review Application
(Tax Map #: 39.27-1-16)**

Engineers continue to work on Part 1 of the SEQR review. Legal actions with TILT continue to be in progress.

Andrew Veith Minor Subdivision Application Public Hearing (Tax Map#: 40.06-1-14.16)

The Chair opened the Public Hearing at 7:02 pm. With no comments from the public, the hearing was closed at 7:03 pm. With no comments from the Board regarding the application, the Board completed the SEQR. Mr. White made a motion to approve the application. Mr. Ponto seconded the motion, and it carried, unanimously.

New Business:

Michael and Lori Docteur Lot-Line Adjustment Application (Tax Map#: 39.16-1-17.3 and 39.16-1-17.1)

Mr. Docteur presented to the Board a lot-line adjustment application at 33112 NYS Route 12E, Cape Vincent. The new owner of the 39.16-1-17.3 lot is requesting an adjustment on the east be moved to incorporate the fence and on the west to include the tree line. Mrs. Featherly mentioned that with the adjustment, the shed will be located on the property line. There is a note on the plat that it will be moved and inquired when and where it will be moved to. Mr. Docteur stated that it is on a gravel pad and will be moved to his property (39.16-1-17.1) as well as the dog fence. The Chair asked how big the shed was. Mr. Docteur replied that it was 20' X 40' or so. The Chair is requesting that the shed be moved within 30 days. Mr. Bonvouloir made a motion to approve the application with the stipulation that the shed be moved within 30 days. Mr. White seconded the

motion and it carried, unanimously. Mr. Docteur will provide the code enforcement officer with picture proof.

Shawn Albro, Trustee (Snug Harbor Marina) Minor Subdivision Application (Tax Map#: 59.08-1-19.121)

Mr. Albro presented to the Board a minor subdivision application to divide a 5.5-acre lot into two lots at Snug Harbor Marina, 28549 Snug Harbor Drive, Cape Vincent. Mr. Albro stated that when his father bought the property in 2006 it was 2 parcels and then combined into 1 tax parcel. The Board suggested that Mr. Albro go to Real Property in Watertown for more information to determine if the property was combined into 1 parcel or if the taxes were combined into 1 tax bill. Mr. Bonvouloir made a motion to not accept the application due to needing more information. Mrs. Featherly seconded the motion and it carried, unanimously.

Mr. Alan Wood, Town Board, commended the Board with an overall job well done and that the budget is coming in September, so as to put in any requests.

Next Meeting:

The Planning Board will hold its next regular meeting on Wednesday, September 11, 2024 at 7 p.m. at Recreation Park.

Meeting Adjourned: At 7:33 pm., with no further business, the Chair asked for a motion for the meeting to be adjourned. Mr. Bonvouloir made the motion. Mr. White seconded; all voting aye.

Respectfully submitted,
Sharon A. Nebbia
Planning Board Secretary