

## June 17, 2014 Planning Board Meeting Minutes

Minutes of the Planning Board Meeting held by the Town of LaFayette Planning Board on June 17, 2014, in the Meeting Room of the LaFayette Commons Office Building at 2577 Route 11 in the Town of LaFayette at 7:00 PM.

Present: James Nakas, Chairman  
Shawn Adam, Member  
Brad Bush, Member  
Rick Markoff, Member

Absent: Barb Lasky

Recording Secretary: Jackie Bush Roorda  
Others present: John Langey, Planning Board Attorney  
Robert and Patricia Latocha

Chairman Nakas opened the Meeting at 7:00 p.m. and welcomed everyone. He then asked if anyone had any concerns regarding the minutes of the April 15, 2014 meeting minutes. None were voiced.

**Member Bush moved and Markoff seconded motion to accept the April 15<sup>th</sup>, 2014 Planning Board Meeting Minutes as submitted by Planning Board Secretary, Jackie Roorda. All voted Aye.**

Chairman Nakas introduced that case of the Application by Robert and Patricia Latocha for a Specific Permit to set up a camper next to garage located at 6475 Oschner Road, at the north side end of Oschner Road, Jamesville, NY (300ft off Apulia Road) in a Residential District for the purpose of staying there for a short period of time (3 ½ months).

Attorney Langey advised that the matter was introduced to the Zoning Board of Appeals and they have submitted it to the Planning Board for their recommendation. He further advised that Onondaga County has ruled there is no environmental impact involved.

Questions of the Board:

Q: Have any of your neighbors complained?

A: We actually are at the end of the road, next to the railroad tracks and our garage blocks view of our camper, so no neighbors really see us. We have talked with the people on our road and no one is opposed to us residing there in the summer months. In fact, they are glad we are there.

Q: Are you the only occupants?

A: Yes, just the two of us.

Q: What do you do about trash?

A: Shawn Adam, Planning Board Member and Assessor advised that an annual \$5.00 minimum

administrative fee covers trash pick-up and if Latochas permit is approved will need to be added to their property taxes.

Comments from Board Members and Attorney Langey: Since there is no negative impact on the environment, no apparent Code Enforcement issues, public water, septic and trash, no negative impact on the neighborhood, they feel there is no reason not to approve the Latochas request for a Specific Use Permit.

Member Bush moved and Markoff seconded the motion to give a positive recommendation to the Zoning Board of Appeals for the request of the Latochas to locate their 38' travel trailer as a camp use on their property at 6475 Oschner Road, Jamesville, NY. Motion carried, 4-0.

Attorney Langey advised that he will draft the letter to the Zoning Board of Appeals for Chairman James Nakas to sign reflecting their positive recommendation for the Specific Use Permit. (Copy attached)

Robert and Patricia Latocha thanked the Board, the Attorney, Coded Enforcer and Secretary for their assistance in this matter.

Member Bush moved and Adam seconded that motion to adjourn the Planning Board meeting. Motion carried 4-0.

Chairperson Nakas adjourned the meeting at 7:10pm.

Respectfully submitted,

Jackie Bush Roorda  
Planning Board Secretary

(Attachment)

Chairman Stephen Beggs & Town of LaFayette ZBA  
c/o Hon. Jacqueline Roorda, Town Clerk  
2577 Route 11  
P.O. Box 193  
LaFayette, NY 13084

**Re: Robert and Patricia Latocha - Application for Specific Permit  
6475 Oschner Road, Jamesville**

Dear Chairman Beggs and Members of the Zoning Board of Appeals:

Please be advised that at its regular meeting on June 17, 2014, the Town of LaFayette Planning Board determined to provide a positive recommendation for the request of Robert and Patricia Latocha to locate a 38' travel trailer as a camp use on the property owned by the Latochas located at 6475 Oschner Road, Jamesville, New York. Please be further advised that the Planning Board determined that there would be no negative impact to the neighborhood for such use and that the Board has no objection to the issuance of a permit. We were advised that there is sufficient water and septic for the use on-site and that the applicant proposes to utilize the premises for such use from Mother's Day to Labor Day on a yearly basis. Be further advised that the Planning Board believes that the travel trailer should only be occupied by Mr. and Mrs. Latocha and no others.

Finally, the Latochas were advised that should this be approved, the Assessor would be placing upon the property the annual \$5.00 trash pick-up fee that other LaFayette property owners are required to pay.

Very truly yours,

James Nakas, Chairman  
Town of LaFayette Planning Board

cc: Jackie Roorda, Town Clerk  
John R. Langey, Esq.