

**TOWN OF CLARKSON PLANNING BOARD MEETING MINUTES**  
**Held at Clarkson Town Hall**  
**Tuesday, September 19, 2023, at 7:00 PM**

**Board Members**

John Jackson, Chairperson  
Dave Virgilio  
Daryl Fleischer  
Patrick Didas

**Support Board Members**

Keith O'Toole, Town Attorney  
J.P. Schepp, Town Engineer  
Kevin Moore, Bldg. Inspector  
Andrea Rookey, Bldg. Dept. Clerk

\* Excused

**CALL TO ORDER:**

J. Jackson called the Planning Board meeting to order at 7:00PM and led everyone in the Pledge of Allegiance and read through the agenda for the night.

**PUBLIC HEARING:**

Applicant: Ian Moriarty  
Property Owner: Paul Moriarty  
Property Address: Craig Hill Drive  
Tax ID: 055.02-1-4.1 & 041.04-1-3.111  
Acres: 235.53

Applicant requesting a subdivision and a 4.31-acre, one lot site plan approval for a single-family home.

J. Jackson read the legal notice aloud for the public present.

M. Tuttle explained this is a three-lot subdivision and said that all comments have been resolved.

J. Jackson said the conservation Board must review new mapping. Will continue the meeting to the second meeting.

J. Jackson motioned to keep the Public Hearing open to October 17<sup>th</sup>.

D. Fleisher seconded.

Unanimously carried.

K. O'Toole asked if the issue had been resolved for dedication.

M. Tuttle said it is on the town and Schultz will do what they need to aid.

J. Jackson said this should be resolved by the next meeting.

K. O'Toole said the client's attorney should have the abstracts of the title of the property and they can verify that, and they can draft a proposed dedication with all of the attachments along with a description which J. P. Schepp can approve. That would have to be accepted by the Town Board.

M. Tuttle said okay.

Raymond Czarniak asked if the project would affect his well water.

M. Tuttle said no.

**NEW BUSINESS:**

Applicant: White Hall Mansion

Property Address: 3845 Lake rd.

Tax ID: 054.17-2-1

Acres: 10.7

Review incentive zoning application for a recommendation letter.

D. Olsen referenced the Clarkson Town Code §140-61 E (1) Criteria and Procedure for approval: The Planning Board Shall forward a written recommendation to the Town Board indicating whether or not it supports the approval of the incentive and amity. This recommendation shall consider the following:

1. The suitability of the site(s) for the type of open space preservation proposed the physical characteristics of the land and the relation of the proposed development to surrounding existing and probable future development.
2. The adequacy of major roads, utilities and other facilities and services to serve the development.
3. That the proposal is conceptually sound, is consistent with the Town Comprehensive Plan, and meets local and area-wide needs.

**OLD BUSINESS:**

Applicant: Robert Stein

Property Owner: Robert Stein

Property Address: 2363 & 2371 Ireland Road

Tax ID: 041.020-01-37.1 & 041.020-01-37.2

Acres: 8.29

Requesting to combine the properties 2363 and 2371 Ireland Rd.

J. Jackson motioned to move the Public Hearing

D. Virgilio seconded the motion.

Unanimously carried.

**MINUTES:**

D. Fleischer motioned to approve the minutes from 9/5/2023.

P. Didas seconded the motion.

Unanimously carried.

**ADJOURNMENT:**

J. Jackson motioned to adjourn at 7:35PM

D. Fleischer second the motion

Unanimously carried.

**NEXT MEETING:**

The next scheduled meeting of the Planning Board will be on Tuesday, October 3rd, 2023, at 7:00 PM, at the Town Hall.

*Respectfully submitted,  
Andrea Rookey Building Department Clerk*

