

TOWN OF POMPEY
PLANNING BOARD MEETING
OCTOBER 18, 2021

The town of Pompey Planning Board meeting was held on Monday, October 18, 2021.

Chairperson Sue Smith called the meeting to order at 6:38 PM.

In attendance: Chairperson Sue Smith. Members: Kevin Coursen, Roy Smith, Dan Bargabos, Carl Fahrenkrug. Planning Board Attorney Jamie Sutphen. Town Engineer Steve Snell.

Absent: John Shaheen.

Recited the Pledge of Allegiance.

Chairperson Sue Smith made a motion to accept the minutes from the meeting dated September 20, 2021. Dan Bargabos seconded the motion. All members voted in favor, and the motion carried unanimously.

Introductions

AGENDA ITEM

Komar Farm 2-part subdivision. 4253 Oran Delphi Rd. Tax map #005.-01-17.0

The applicant Arne Komar was present along with his realtor Carol Thoryk-O'Leary.

Mr. Arne Komar stated he was going to subdivide 6 acres that borders Oran Delphi Rd. Front end of property.

Chairperson Sue Smith stated that they will need to send a high-resolution pdf to county planning.

The property is just outside the Hamlet of Oran. Mr. Arne Komar stated he will keep lot #2 that has the house and Lot #1 he intends to sell.

Town Engineer Steve Snell stated he would like more information regarding the wetlands, flood plain, and topography. Steve also stated that he would put a list together of what is needed and send it out. Asked for email addresses.

Mr. Arne Komar gave his email address as aakomar@yahoo.com. Mr. Arne Komar's realtor Ms. Carol Thoryk-O'Leary was also present and gave her email address ctoleary315@gmail.com.

Discussion

Road frontage for the subdivision. This lot is zoned for farm. Single family 2 acres 200 road frontage. It is important the location of the well and leach field is not on the lot to be sold. Is there a current curb cut or driveway for lot #1? Realtor Carol Thoryk-O'Leary stated not at this time. There is a good portion of both lots are in the flood zone. It needs to be shown on the map.

Chairperson Sue Smith- any questions or comments? This is on a county road; therefore, it must go to County Planning. They will send their comments to us. This will go to a public hearing, a letter needs to go out to your neighbors, a minimum of 10 days before November 15, 2021, which is the next meeting. The town will take care of the legal notice in the paper. Suggested to get paper maps then pay for the mylar maps.

Steve Snell- I will send out an email with the map requirements.

Chairperson Sue Smith stated that MaryBeth will send out the list of names and the letter that needs to be sent out to Arne Komar.

The matter was tabled. The next meeting will be the public hearing.

Sue Smith- motion to adjourn, Kevin seconded the motion. All members voted unanimously. Motion carried. Meeting adjourned at 7:00PM.

Respectfully submitted by,

MaryBeth Pazaras