



PLANNING BOARD TOWN OF PORTER

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Thursday, May 5, 2022

The regular meeting of the Town of Porter Planning Board was called to order at 7:01 p.m. with the Pledge to the Flag.

Present: Chairperson Jeffrey Schulze, Vice Chairperson Mark Fox, Member J. Anthony Collard, Member Robert Tower, Member Ryan Ross, Code Enforcer Peter Jeffery, Attorney Michael Dowd. Attending Virtually: Planning Board Secretary Amy Freiermuth

Sketch Plan review for George Perry/Michael Chestnut, 2709 Ransomville Road, Ransomville; Tax map 34.00-1-19.11 for a Minor Subdivision to correct a previously misfiled deed.

George Perry was present. Code Enforcer Jeffery stated that he and the Town Assessor discovered that a vacant parcel was deeded incorrectly to Mr. Perry's nephew, Michael Chestnut. Whereas the home in which Mr. Chestnut is living is deeded to Mr. Perry in error. It appears that the filed legal description broke the lot off to the south of the parcel rather than the north. The home lot exceeds the minimum requirements and the code if subdivided.

Attorney Dowd stated that although a Sketch Plan and all the requirements of a Subdivision for the Town need to be followed, he believes a correcting deed can be filed with Niagara County once the Subdivision is approved by the Planning Board. Code Enforcer Jeffery informed the Members that the survey has already been completed and he has no concerns with the application.

With no further Board discussion, a motion to approve the Sketch Plan as presented was made by Vice Chairperson Fox and seconded by Member Tower

With no further discussion, roll was called.

Chairperson Schulze: Yes

Vice Chairperson Fox: Yes

Member Collard: Yes

Member Tower: Yes

Member Ross: Yes

Motion carried.

A brief discussion occurred, with no action taken, on how this misfiling came to light.

Sketch Plan review for Paul Brown, 3585/3591 Porter Center Road, Ransomville; Tax Map 61.00-1-37.12, 61.00-1-37.2 for a Minor Subdivision and Merge.

Paul Brown was in attendance. He stated that his sister Karen Brown would like to Subdivide approximately 5 acres of property from the back of her parcel and Mr. Brown would merge it onto his adjoining property. He stated they are located on Porter Center Road between Route 93 and Balmer.

Code Enforcer Jeffery stated that this Subdivision would meet code if the parcel is merged once complete so that it is not land locked.

With no further Board discussion, a motion to approve the Sketch Plan as presented was made by Member Collard and seconded by Vice Chairperson Fox.

With no further discussion, roll was called.

Chairperson Schulze: Yes

Vice Chairperson Fox: Yes

Member Collard: Yes

Member Tower: Yes

Member Ross: Yes

Motion carried.

A brief discussion occurred, with no action taken, regarding the Subdivision process for the Town of Porter.

Code Enforcer Jeffery's report

Code Enforcer Jeffery's stated he emailed his report to the Members earlier in the day and reviewed a few items for the Members.

Code Enforcer Jeffery stated that the Town Board is going to have a Work Session meeting on Monday, May 9 at 6:00 p.m. to discuss permitted uses for certain businesses currently not included in the Code. He invited the Members to attend.

Attorney Dowd's report

Attorney Dowd had nothing further to report. He was asked about the CWM proceedings and stated that there is no decision to date and that the determination will be a lengthy process.

Correspondence / New / Old / Miscellaneous Business

None.

With no further discussion, a motion to adjourn the meeting at 7:43 p.m. was made by Member Tower and seconded by Member Ross. All in favor, motion carried.