

JAY RAND
SUPERVISOR
LAURIE C. DUDLEY
TOWN CLERK/ TAX COLLECTOR
523-2162
JACK FAVRO
DEREK DOTY
RICHARD CUMMINGS
EMILY KILBURN POLITI
TOWN COUNCIL
KENNETH PORTER
SUPT. OF HIGHWAYS
523-9081
CATHERINE EDMAN
BUDGET OFFICER
523-9517

TOWN OF NORTH ELBA

2693 MAIN STREET
LAKE PLACID, NEW YORK 12946
phone: (518) 523-9516 fax: (518) 523-9569
web: www.northelba.org



EUGENE MARTIN
PARK DIST. MGR.
523-2591
MIKE ORTICELLE
DARCI LAFAVE
CODE ENFORCEMENT OFFICIALS
523-9518
TODD ANTHONY
ASSESSOR
TEL: 523-1975
FAX: 523-9821
TOWN COURT OFFICE
523-2141
RONALD J. BRIGGS
ATTORNEY FOR THE TOWN

REVIEW BOARD MEETING MINUTES July 1, 2020

MEMBERS PRESENT

Bill Hurley
Chip Bissell
John Rosenthal
Bill Walton
Jackie Kelly
Bob Rafferty
Rick Thompson

MEMBERS ABSENT

ALSO PRESENT

Tim Smith, Board Attorney
Darci LaFave Code Enforcement Officer
Terry Tubridy, Planning & Zoning Coordinator

Lamb Properties, Inc. (Case #754)

Joe Lamb present as applicant.

Mr. Lamb is proposing to make payment in lieu of providing affordable housing lots in his development known as Lamb's Way/Sunset Ridge.

Mr. Hurley: the Code (Sec. 5.6) allows a developer to pay cash in lieu of creating affordable housing lots within a subdivision of ten or more lots. Sec. 5.6.2B(4)(b) specifies how to calculate the amount of payment to be made per lot. I have reviewed calculations, based on 2017 data, made by Ms. Emily Kilburn (Town Board and Housing Assistance Program of Essex County member) and Mr. Todd Anthony (Town Assessor). I agree with the calculated sum of \$20,000 per lot. Joseph Barile paid \$20,000 for a lot in his Far Horizons development.

Mr. Lamb: my lots are worth less than the Far Horizon lots and my payment should be less.

Mr. Smith: the Far Horizons subdivision included pre-existing lots.

Mr. Lamb: my subdivision has two lots which should bring the cost per lot down to \$18,000. Also, the local housing trust said they would buy the two lots five years ago.

Mr. Smith: refers to paragraph 5.6.2B(2) of the Code in determining the number of required affordable housing lots.

Mr. Hurley: the formula for determining payment in lieu of affordable lots is specified in the Code and is straightforward. The subdivision was previously approved with two affordable housing lots and this Board is not changing that. The calculation of \$20,000 per lot is based on the Code and is not an arbitrary amount. Ms. Kilburn confirmed this amount in an email to me and the housing trust will accept this payment. The Board can make a motion to accept payment to the housing trust in lieu of property donation.

Mr. Lamb: the Board needs to make a motion.

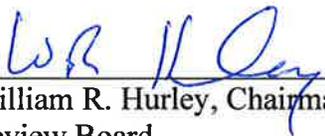
Mr. Hurley makes a motion to approve payment of \$20,000 per lot, or \$40,000 total, in lieu of providing two affordable housing lots in the Lamb's Way development.

Mr. Rosenthal seconds the motion.

All members vote in favor. The motion passes 7-0.

Case #754 closed.

These amended minutes were reviewed by the Board on 7/15/2020. Mr. Hurley make a motion to approve the minutes as amended. Ms. Kelly seconded the motion. All present members voted in favor (Mr. Walton absent). The motion was approved 6-0.



William R. Hurley, Chairman
Review Board

RECEIVED	
Date:	7-24-20
Town Clerk	Chelsea Keller
Date:	7/24/20
Village Clerk	Amie G. Grogan

JAY RAND
SUPERVISOR
LAURIE C. DUDLEY
TOWN CLERK/ TAX COLLECTOR
523-2162
JACK FAVRO
DEREK DOTY
RICHARD CUMMINGS
EMILY KILBURN POLITI
TOWN COUNCIL
KENNETH PORTER
SUPT. OF HIGHWAYS
523-9081
CATHERINE EDMAN
BUDGET OFFICER
523-9517

TOWN OF NORTH ELBA

2693 MAIN STREET
LAKE PLACID, NEW YORK 12946
phone: (518) 523-9516 fax: (518) 523-9569
web: www.northelba.org

EUGENE MARTIN
PARK DIST. MGR.
523-2591
MIKE ORTICELLE
DARCI LAFAVE
CODE ENFORCEMENT OFFICIALS
523-9518
TODD ANTHONY
ASSESSOR
TEL: 523-1975
FAX: 523-9821
TOWN COURT OFFICE
523-2141
RONALD J. BRIGGS
ATTORNEY FOR THE TOWN



REVIEW BOARD MEETING MINUTES July 1, 2020

MEMBERS PRESENT

Bill Hurley
Chip Bissell
John Rosenthal
Bill Walton
Jackie Kelly
Bob Rafferty
Rick Thompson

MEMBERS ABSENT

ALSO PRESENT

Tim Smith, Board Attorney
Darci LaFave Code Enforcement Officer
Terry Tubridy, Planning & Zoning Coordinator

Mr. Hurley opens the meeting at 5:30 PM.

Lake Placid Vacation Corp. (Case #1082)

Mr. Arthur Lussi present as Lake Placid Vacation Corp. (LPVC) agent.

Mr. Lussi: there are no changes to the application since the last Review Board meeting.

Mr. Hurley: confirms the subject lot is currently a single parcel of 15.8 acres. Addresses the LPVC letter, of 6/25/20, which includes a description of the uses of properties surrounding this lot.

Mr. Rosenthal: refers to last meeting's discussion between Mr. Orticelle and Mr. Hurley regarding how the Board should proceed with the process of recommendation to the North Elba Town Board (Town).

Public hearing opened at 5:32 PM.

No oral or written comments received from the public.

Public hearing closed at 5:33 PM.

Mr. Lussi: the public hearing notice was posted on a tree on the property along Wesvalley Rd.

Mr. Hurley: discussed the Board's responsibility when providing a recommendation for a planned development district (PDD) request. Feels it is best to establish development standards when establishing a planned district. Suggests the Board recommend a PDD for the entire 15.8-acre lot. Further recommends establishing setbacks of 50' around the entire lot and 50' setbacks around the interior of the proposed five-acre lot to be donated to Regan Development, via the Town, for affordable housing. These are starting points only and reflect my opinion. The Board needs to discuss these and arrive at a consensus.

Mr. Lussi: questions why the Board would establish standards stricter than the current standards for Land Use Code (Code) Village Center District lots.

Mr. Hurley: Village Center standards allow 0' or 10' setbacks and this property is not really suited for that type of building density. The proposed setback standards may be greater but the height standard allows for a taller structure.

Mr. Bissell: the size of the building warrants greater setback distances.

Mr. Lussi: the ground becomes increasing steeper as you proceed uphill (eastward). A shorter setback would be more appropriate on the Shipman Youth Center side (south side). Developers prefer building higher than more spread out to reduce costs of heating, ventilation, air conditioning, and plumbing. The parking lot will be kept as small as possible as they are not environmentally friendly. Safety is paramount and that includes firefighting access on all sides, particularly the roof.

Mr. Hurley: the Review Board is tasked with Village concerns as they apply to the Code. Building operating costs are not addressed in the Code. Fire safety, to include parking lot fire lanes, are a building code issue.

Mr. Thompson: sight lines from proposed parking lot will impact Cummings Rd.

Mr. Bissell: suggests a site visit and all Board members concur.

Mr. Lussi: the Board should make the recommendation now and let the Town decide the standards. There should be no delay. The developer wants a setback distance from Wesvalley Rd. but may not need the same distance on the side of the lot.

The Board schedules a site visit for Tuesday, July 7, at 4:30 PM.

Mr. Hurley: a recommendation letter should be drafted now and finalized after discussion at the site visit.

End of discussion.

These amended minutes were reviewed by the Board on 7/15/2020. Mr. Hurley make a motion to approve the minutes as amended. Ms. Kelly seconded the motion. All present members voted in favor (Mr. Walton absent). The motion was approved 6-0.



William R. Hurley, Chairman
Review Board

RECEIVED	
Date	7-24-20
Town Clerk	Chelsie Yeater
Date	7/24/20
Village Clerk	Christa A. Egger

JAY RAND
SUPERVISOR
LAURIE C. DUDLEY
TOWN CLERK/ TAX COLLECTOR
523-2162
JACK FAVRO
DEREK DOTY
RICHARD CUMMINGS
EMILY KILBURN POLITI
TOWN COUNCIL
KENNETH PORTER
SUPT. OF HIGHWAYS
523-9081
CATHERINE EDMAN
BUDGET OFFICER
523-9517

TOWN OF NORTH ELBA

2693 MAIN STREET
LAKE PLACID, NEW YORK 12946
phone: (518) 523-9516 fax: (518) 523-9569
web: www.northelba.org

EUGENE MARTIN
PARK DIST. MGR.
523-2591
MIKE ORTICELLE
DARCI LAFAVE
CODE ENFORCEMENT OFFICIALS
523-9518
TODD ANTHONY
ASSESSOR
TEL: 523-1975
FAX: 523-9821
TOWN COURT OFFICE
523-2141
RONALD J. BRIGGS
ATTORNEY FOR THE TOWN



REVIEW BOARD MEETING MINUTES July 1, 2020

MEMBERS PRESENT

Bill Hurley
Chip Bissell
John Rosenthal
Bill Walton
Jackie Kelly
Bob Rafferty
Rick Thompson

MEMBERS ABSENT

ALSO PRESENT

Tim Smith, Board Attorney
Darci LaFave Code Enforcement Officer
Terry Tubridy, Planning & Zoning Coordinator

Jubin, Jennifer (Case #1087)

Ms. Jennifer Jubin present as the applicant.

Mr. Hurley: addresses a letter sent by JoAnn and Ed Reed re stormwater runoff damage to their driveway off Mountain Lane. Asks when the driveway on Ms. Jubin's property was installed.

Ms. Jubin: believes the driveway, also known as Nordic Hawk Way, was put in around 1989.

Mr. Hurley: the proposed house is in the back of the lot and will likely not contribute to existing stormwater runoff conditions.

Mr. Smith: confirms the proposed house and the stormwater runoff onto Mountain Lane are separate issues.

Mr. Thompson: asks if Nordic Hawk Way is the right-of-way he had mentioned during the meeting on June 17.

Mr. Hurley: Nordic Hawk Way is a private road/right-of-way and is not a Board concern.

Notice to neighbors opens at 6:03 PM.

JoAnn & Ed Reed: we watched the construction of Nordic Hawk Way in 2015. We bought our property at 106 Mountain Lane in 2010 and that road was not in then.

Ms. Jubin: notes the neighbors to her north have been using Nordic Hawk Way since at least 2011.

JoAnn & Ed Reed: it is not just Nordic Hawk Way. Mountain Lane has runoff issues as well. We had our driveway engineered to handle stormwater but runoff from Mountain Lane washes out our driveway since Nordic Hawk Way was put in.

Mr. Hurley: confirms Mountain Lane is a Town road. Asks for a legal opinion on further Board procedure.

Mr. Smith: the Board can take action on the application and also require stormwater management improvements.

Mr. Hurley: Nordic Hawk Way is a steep road. Notes it is over 300' long and slopes from the top of the property to the Mountain Lane at the bottom.

Ms. Jubin: Nordic Hawk Way was improved to reduce runoff onto Mountain Lane. A culvert was installed sending water under Mountain Lane. This improvement is shown by grass that now grows along the east side of Nordic Hawk Way as it meets with Mountain Lane.

Mr. Hurley: there is no problem with the proposed location and architecture of the house. Something needs to be done to address the over 300' run of water downhill to Mountain Lane. The Code addresses the requirement for proper stormwater management. Recommends the Code Enforcement Officer visit the site and determine if the runoff is the responsibility of the property owner or the Town.

Mr. Smith: this project is Type II for SEQR.

Mr. Walton makes a motion to approve the proposed project, subject to the following conditions:

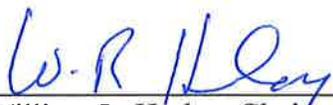
- a. Architectural and site design plans are approved as submitted. Any and all changes or additions to the plans, specifications, materials, or engineering must be submitted in writing for further review and approval by the Review Board.
- b. The Review Board will retain continuing jurisdiction over the exterior lighting plan and the wattage and shielding of lights, until one year after the improvements have been completed, and during this one-year period the Review Board may prescribe modifications if it sees fit to mitigate adverse impacts from the project's lighting.
- c. The Review Board will retain continuing jurisdiction over the planting plan aspects of the project, until one year after all plantings have been completed, and during this one-year period the Review Board may prescribe additional plantings if it sees fit to mitigate visual impacts. Plantings which do not survive shall be replaced in kind, whether before or after the one-year period.

- d. An approved stormwater management plan shall be designed to address runoff coming downhill on Nordic Hawk Way onto Mountain Lane. The Review Board will retain continuing jurisdiction over the stormwater management plan aspects of the project, until one year after improvements have been completed.
- e. This approval does not address or make any findings regarding applicable deed restrictions, covenants, or other title conditions. This approval does not excuse the applicant from obtaining all other necessary governmental approvals, including but not limited to the New York State Building Code, Adirondack Park Agency, New York State Department of Environmental Conservation, New York State Department of Health, and/or Army Corps of Engineers.
- f. Further, this review does not authorize any actual construction. Final plans, specifications, and construction documentation approval must be obtained through the Building Department.
- g. **NO** construction may commence without construction documents signed by the Code Enforcement Official.

Mr. Rosenthal seconds the motion.
 All members vote in favor. The motion passes 7-0.

Case #1087 closed.

These amended minutes were reviewed by the Board on 7/15/2020. Mr. Hurley make a motion to approve the minutes as amended. Ms. Kelly seconded the motion. All present members voted in favor (Mr. Walton absent). The motion was approved 6-0.



 William R. Hurley, Chairman
 Review Board

RECEIVED	
Date:	<u>7-24-20</u>
Town Clerk	<u>Chelsea Steeler</u>
Date:	<u>7/24/20</u>
Village Clerk	<u>[Signature]</u>

JAY RAND
SUPERVISOR
LAURIE C. DUDLEY
TOWN CLERK/ TAX COLLECTOR
523-2162
JACK FAVRO
DEREK DOTY
RICHARD CUMMINGS
EMILY KILBURN POLITI
TOWN COUNCIL
KENNETH PORTER
SUPT. OF HIGHWAYS
523-9081
CATHERINE EDMAN
BUDGET OFFICER
523-9517

TOWN OF NORTH ELBA

2693 MAIN STREET
LAKE PLACID, NEW YORK 12946
phone: (518) 523-9516 fax: (518) 523-9569
web: www.northelba.org



EUGENE MARTIN
PARK DIST. MGR.
523-2591
MIKE ORTICELLE
DARCI LAFAVE
CODE ENFORCEMENT OFFICIALS
523-9518
TODD ANTHONY
ASSESSOR
TEL: 523-1975
FAX: 523-9821
TOWN COURT OFFICE
523-2141
RONALD J. BRIGGS
ATTORNEY FOR THE TOWN

REVIEW BOARD MEETING MINUTES July 1, 2020

MEMBERS PRESENT

Bill Hurley
Chip Bissell
John Rosenthal
Bill Walton
Jackie Kelly
Bob Rafferty
Rick Thompson

MEMBERS ABSENT

ALSO PRESENT

Tim Smith, Board Attorney
Darci LaFave Code Enforcement Officer
Terry Tubridy, Planning & Zoning Coordinator

Quade, Eugenia/Mountain Rocks (Case #1088)

Eugenia & Ralph Quade present as applicants.

Mr. Hurley: reviews the sign design.

Ms. Quade: sign is built and waiting approval before installing.

Board expresses approval of the sign.

Mr. Rafferty makes a motion to approve the sign as designed/built, subject to the following condition:

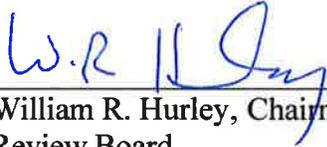
- h. Sign design plans are approved as submitted. Any and all changes or additions to the plans, specifications, materials, or engineering must be submitted in writing for further review and approval by the Review Board.

Mr. Bissell seconds the motion.

All members vote in favor. The motion passes 7-0.

Case #1088 closed.

These amended minutes were reviewed by the Board on 7/15/2020. Mr. Hurley make a motion to approve the minutes as amended. Ms. Kelly seconded the motion. All present members voted in favor (Mr. Walton absent). The motion was approved 6-0.



William R. Hurley, Chairman
Review Board

RECEIVED	
Date:	<u>7-24-20</u>
Town Clerk	<u>Chelsie Decker</u>
Date:	<u>7/24/20</u>
Village Clerk	<u>Amber R. Esq</u>

JAY RAND
SUPERVISOR
LAURIE C. DUDLEY
TOWN CLERK/ TAX COLLECTOR
523-2162
JACK FAVRO
DEREK DOTY
RICHARD CUMMINGS
EMILY KILBURN POLITI
TOWN COUNCIL
KENNETH PORTER
SUPT. OF HIGHWAYS
523-9081
CATHERINE EDMAN
BUDGET OFFICER
523-9517

TOWN OF NORTH ELBA

2693 MAIN STREET
LAKE PLACID, NEW YORK 12946
phone: (518) 523-9516 fax: (518) 523-9569
web: www.northeiba.org

EUGENE MARTIN
PARK DIST. MGR.
523-2591
MIKE ORTICELLE
DARCI LAFAVE
CODE ENFORCEMENT OFFICIALS
523-9518
TODD ANTHONY
ASSESSOR
TEL: 523-1975
FAX: 523-9821
TOWN COURT OFFICE
523-2141
RONALD J. BRIGGS
ATTORNEY FOR THE TOWN



REVIEW BOARD MEETING MINUTES July 1, 2020

MEMBERS PRESENT

Bill Hurley
Chip Bissell
John Rosenthal
Bill Walton
Jackie Kelly
Bob Rafferty
Rick Thompson

MEMBERS ABSENT

ALSO PRESENT

Tim Smith, Board Attorney
Darci LaFave Code Enforcement Officer
Terry Tubridy, Planning & Zoning Coordinator

Cunningham, Tyler/SkiBarn (Case #1089)

Tyler Cunningham present as applicant.

Mr. Hurley: this proposal is before the Board as an architectural and historic overlay review. The SkiBarn was previously the village firehouse. Reviews the proposed redesign.

Ms. Kelly: asks if the hose drying tower will remain.

Mr. Thompson: asks if the rooftop siren support structure will remain.

Mr. Cunningham: the hose drying tower will remain and I am open to keeping the siren support. The new design is a darker color base on what I see as the current trend in the Adirondacks.

Mr. Hurley: addresses Section 3.5, Historic Resource Overlay District, of the Code. Asks if the new color is consistent with the intent of this section.

Mr. Bissell: the color is darker but still looks good.

The Board discusses the current brick color and window design as they compare to the proposed redesign.

Mr. Hurley: does the Board recommend a notice to neighbors or a public hearing?

Ms. Kelly: this is a dramatic color change. There are many nearby buildings of red brick. Recommends a public hearing.

The Board concurs with a public hearing. Due to legal notice of public hearings, the soonest this can be scheduled is August 5, 2020.

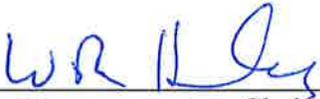
Mr. Cunningham: asks if he can repair/replace the sidewalk bricks in front of the store.

Mr. Hurley: any sidewalk brick work would require approval from the Village DPW. Asks if the new entry door design will create an airlock.

Mr. Cunningham: the store entry/exit remains a single door with no airlock. The intent is to provide a little more interior space by moving the door flush with the front façade.

End of discussion.

These amended minutes were reviewed by the Board on 7/15/2020. Mr. Hurley make a motion to approve the minutes as amended. Ms. Kelly seconded the motion. All present members voted in favor (Mr. Walton absent). The motion was approved 6-0.



William R. Hurley, Chairman
Review Board

RECEIVED	
Date:	7-24-20
Town Clerk	Cheryl Glesler
Date:	7/24/20
Village Clerk	Christina A. Esty

JAY RAND
SUPERVISOR
LAURIE C. DUDLEY
TOWN CLERK/ TAX COLLECTOR
523-2162
JACK FAVRO
DEREK DOTY
RICHARD CUMMINGS
EMILY KILBURN POLITI
TOWN COUNCIL
KENNETH PORTER
SUPT. OF HIGHWAYS
523-9081
CATHERINE EDMAN
BUDGET OFFICER
523-9517

TOWN OF NORTH ELBA

2693 MAIN STREET
LAKE PLACID, NEW YORK 12946
phone: (518) 523-9516 fax: (518) 523-9569
web: www.northelba.org



EUGENE MARTIN
PARK DIST. MGR.
523-2591
MIKE ORTICELLE
DARCI LAFAVE
CODE ENFORCEMENT OFFICIALS
523-9518
TODD ANTHONY
ASSESSOR
TEL: 523-1975
FAX: 523-9821
TOWN COURT OFFICE
523-2141
RONALD J. BRIGGS
ATTORNEY FOR THE TOWN

REVIEW BOARD MEETING MINUTES July 1, 2020

MEMBERS PRESENT

Bill Hurley
Chip Bissell
John Rosenthal
Bill Walton
Jackie Kelly
Bob Rafferty
Rick Thompson

MEMBERS ABSENT

ALSO PRESENT

Tim Smith, Board Attorney
Darci LaFave Code Enforcement Officer
Terry Tubridy, Planning & Zoning Coordinator

Bimonte, Edite/Bluesberry Bakery (Case #1090)

Laura Walker present as applicant's representative.

Mr. Hurley: reviews the sign design. Asks if the existing projecting sign will be changed or removed.

Ms. Walker: there is no change to the projecting sign. The new window lettering better reflects the bakery's expanded offerings.

Mr. Hurley: the proposed window decals are within the 20% limit, based on window size, as prescribed in the Code.

Mr. Walton makes a motion to approved the sign as designed, subject to the following condition:

- a. Sign design plans are approved as submitted. Any and all changes or additions to the plans, specifications, materials, or engineering must be submitted in writing for further review and approval by the Review Board.

Mr. Thompson seconds the motion.
All members vote in favor. The motion passes 7-0.

Case #1090 closed.

These amended minutes were reviewed by the Board on 7/15/2020. Mr. Hurley make a motion to approve the minutes as amended. Ms. Kelly seconded the motion. All present members voted in favor (Mr. Walton absent). The motion was approved 6-0.



William R. Hurley, Chairman
Review Board

RECEIVED	
Date:	<u>7-24-20</u>
Town Clerk	<u>Chelsea Kuster</u>
Date:	<u>7/24/20</u>
Village Clerk	<u>Amber Kelly</u>

JAY RAND
SUPERVISOR
LAURIE C. DUDLEY
TOWN CLERK/ TAX COLLECTOR
523-2162
JACK FAVRO
DEREK DOTY
RICHARD CUMMINGS
EMILY KILBURN POLITI
TOWN COUNCIL
KENNETH PORTER
SUPT. OF HIGHWAYS
523-9081
CATHERINE EDMAN
BUDGET OFFICER
523-9517

TOWN OF NORTH ELBA

2693 MAIN STREET
LAKE PLACID, NEW YORK 12946
phone: (518) 523-9516 fax: (518) 523-9569
web: www.northelba.org



EUGENE MARTIN
PARK DIST. MGR.
523-2591
MIKE ORTICELLE
DARCI LAFAVE
CODE ENFORCEMENT OFFICIALS
523-9518
TODD ANTHONY
ASSESSOR
TEL: 523-1975
FAX: 523-9821
TOWN COURT OFFICE
523-2141
RONALD J. BRIGGS
ATTORNEY FOR THE TOWN

REVIEW BOARD MEETING MINUTES July 1, 2020

MEMBERS PRESENT

Bill Hurley
Chip Bissell
John Rosenthal
Bill Walton
Jackie Kelly
Bob Rafferty
Rick Thompson

MEMBERS ABSENT

ALSO PRESENT

Tim Smith, Board Attorney
Darci LaFave Code Enforcement Officer
Terry Tubridy, Planning & Zoning Coordinator

Rose, Richard/Carbil Corp. (Case #1091)

Richard Rose, applicant, and Todd Rissberger, representative, present.

Mr. Hurley: this is a lakeside camp whose house was recently destroyed by fire. The application includes photos of the house built before the fire and the new design plans. Code section

Mr. Rose: confirms the house will be rebuilt in the same footprint with the same design, materials, and colors. A possible design change is the east side of the house may be extended over the previously open deck. The extension will not go beyond the deck perimeter and the roof line will not change in height. The interior will also be redesigned.

Mr. Hurley makes a motion to approve the proposed project as presented, including the proposed addition on the east side of the house, subject to the following conditions:

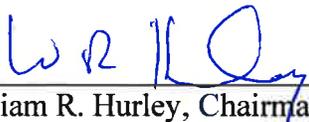
- a. Architectural and site design plans are approved as submitted. Any and all changes or additions to the plans, specifications, materials, or engineering must be submitted in writing for further review and approval by the Review Board.

- b. The Review Board will retain continuing jurisdiction over the exterior lighting plan and the wattage and shielding of lights, until one year after the improvements have been completed, and during this one-year period the Review Board may prescribe modifications if it sees fit to mitigate adverse impacts from the project's lighting.
- c. The Review Board will retain continuing jurisdiction over the planting plan aspects of the project, until one year after all plantings have been completed, and during this one-year period the Review Board may prescribe additional plantings if it sees fit to mitigate visual impacts. Plantings which do not survive shall be replaced in kind, whether before or after the one-year period.
- d. The premises shall not be used for access to any other parcel of land fronting on Lake Placid, except to a single parcel which is or is to be improved only by a one-family residence and accessory structures thereto.
- e. The Review Board will retain continuing jurisdiction over the stormwater management plan aspects of the project, until one year after improvements have been completed.
- f. This approval does not address or make any findings regarding applicable deed restrictions, covenants, or other title conditions. This approval does not excuse the applicant from obtaining all other necessary governmental approvals, including but not limited to the New York State Building Code, Adirondack Park Agency, New York State Department of Environmental Conservation, New York State Department of Health, and/or Army Corps of Engineers.
- g. Further, this review does not authorize any actual construction. Final plans, specifications, and construction documentation approval must be obtained through the Building Department.
- h. **NO** construction may commence without construction documents signed by the Code Enforcement Official.

Mr. Rosenthal seconds the motion.
 All members vote in favor. The motion passes 7-0.

Case #1091 closed.

These amended minutes were reviewed by the Board on 7/15/2020. Mr. Hurley make a motion to approve the minutes as amended. Ms. Kelly seconded the motion. All present members voted in favor (Mr. Walton absent). The motion was approved 6-0.



 William R. Hurley, Chairman
 Review Board

RECEIVED	
Date	<u>7-24-20</u>
Town Clerk	<u>Chelise Shuler</u>
Date	<u>7/24/20</u>
Village Clerk	<u>Prudence Egan</u>

JAY RAND
SUPERVISOR
LAURIE C. DUDLEY
TOWN CLERK/TAX COLLECTOR
523-2162
JACK FAVRO
DEREK DOTY
RICHARD CUMMINGS
EMILY KILBURN POLITI
TOWN COUNCIL
KENNETH PORTER
SUPT. OF HIGHWAYS
523-9081
CATHERINE EDMAN
BUDGET OFFICER
523-9517

TOWN OF NORTH ELBA

2693 MAIN STREET
LAKE PLACID, NEW YORK 12946
phone: (518) 523-9516 fax: (518) 523-9569
web: www.northelba.org



EUGENE MARTIN
PARK DIST. MGR.
523-2591
MIKE ORTICELLE
DARCI LAFAVE
CODE ENFORCEMENT OFFICIALS
523-9518
TODD ANTHONY
ASSESSOR
TEL: 523-1975
FAX: 523-9821
TOWN COURT OFFICE
523-2141
RONALD J. BRIGGS
ATTORNEY FOR THE TOWN

REVIEW BOARD MEETING MINUTES July 1, 2020

MEMBERS PRESENT

Bill Hurley
Chip Bissell
John Rosenthal
Bill Walton
Jackie Kelly
Bob Rafferty
Rick Thompson

MEMBERS ABSENT

ALSO PRESENT

Tim Smith, Board Attorney
Darci LaFave Code Enforcement Officer
Terry Tubridy, Planning & Zoning Coordinator

Board Business

Meeting Minutes of 6/17/20

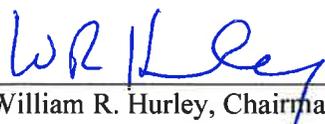
Mr. Hurley makes a motion to approve the minutes as written.
Mr. Rafferty seconds the motion.
All members vote in favor. The motion is approved 7-0.

Auster, Laura (Case #1052)

The Board reviewed a request to reposition a previously approved boathouse along the shoreline. Without voting, the Board agreed Ms. Auster would have to submit an application requesting a change to her original approval.

Meeting adjourned at 7:07 PM.

These amended minutes were reviewed by the Board on 7/15/2020. Mr. Hurley make a motion to approve the minutes as amended. Ms. Kelly seconded the motion. All present members voted in favor (Mr. Walton absent). The motion was approved 6-0.


William R. Hurley, Chairman, Review Board

RECEIVED	
Date	7-24-20
Town Clerk	Chelsie [Signature]
Date	7/24/20
Village Clerk	[Signature]