

**Town of Throop  
Planning Board Meeting  
Monday January 22 2024**

Attendees:

Chairman:

Steve Helzer

Board Members:

Ashley Scoville

Joe Szakalski

Joan Peters

Others Present

Jay Moose

Ron Falsey

Chairman Helzer called meeting to order at 6:04pm.

Mr Ron Falsey presented his request to make a simple division by moving a singular lot line. Tax map 101.03-1-65.414. Request to move line to remove angled property line. This lot, and surrounding lots, would meet current lot size requirements.

Chairman Helzer made motion to approve requested simple division. Member Scoville seconded. Approved unanimously.

Chairman Helzer stamped and signed approved plans and provided a copy to Codes Officer, Jay Moose.

Chairman Helzer raised applicants for Turnpike Road, Craig Lounsbury and Rebekah Hunter by speaker phone.

Chairman Helzer shared with the applicants that the Planning Board received determination from Cayuga County 239 Review Committee. Included in this notification the County stated they require the following:

*"The applicant must submit, and obtain approval from the Cayuga County Health Department, a septic proposal to expand the number of bedrooms in the home prior to the Town approving site plan or area variance."*

Member Peters suggested Mr Lounsbury and Ms Hunter visit the Cayuga County website to locate a list of persons and/or businesses that could assist them with that process.

Chairman Helzer to deliver a copy of the decision from the County to Mr Lounsbury and Ms Hunter.

Codes Officer, Jay Moose, touched on fire separation codes. Mr Moose suggested members start with basic rule, all buildings must have a minimum of 10' feet between each other. This is not a hard-set rule, just guidance. Best practice for members is to follow zoning laws.

Member Scoville updated members that fee schedule has been submitted for Town Board review. Waiting on decision, possibly February 2024.

Next meeting will be held Monday, February 26 2024 at 6:00pm.

With no further business at hand Chairman Helzer adjourned meeting at 6:34pm.

Respectfully Submitted

Meghan Wilson  
Recording Secretary

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