

TOWN OF THERESA PLANNING BOARD  
Regular Meeting  
March 6, 2014

Members present: Pat Williams, Tom Hood, Bill Mattingly, Al O'Driscoll and Rick Nuijens.

Absent: Janet Ainsworth, Secretary

Guests present; Rob Busler, Kevin McCarthy and Steve Marcinkowski.

The minutes were taken by Board Chair, Pat Williams, in the absence of the secretary.

There was no public hearing.

New Business:

1. **McDaniel, Jeffrey;** regarding a minor subdivision of tax map parcel 33.00-2-5.5 located on Rte. 411 in the Town of Theresa.

A motion was made by Bill Mattingly, second by Rick Nuijens to accept the application for a public hearing on April 3, 2014. Unanimous.

2. An application for a minor subdivision (lot line change) was also submitted by Rob Busler on behalf of Venditti for parcel 9.19-2.1 located on the southeast shore of Muskellunge Lake in the Town of Theresa.

Following discussion, the board decided to table the application pending further information from the applicant, as well as a new application to be submitted for the minor subdivision. The current application was based on one previously submitted to the Planning Board, which was rejected for lack of available frontage.

The board then continued its discussion of a proposed lakefront/riverfront ordinance.

1. We need to let the public know their emails and letters are being discussed at the board meetings.
2. It appears that most of the concern centers around the aging septic systems. Can we make it possible to have all systems tested when the property is transferred or should systems be tested on a regular basis? How is that to be policed?
3. We need to inform the Lake Associations about voluntary testing.
4. Kevin McCarthy had a record of the water quality of the lake where he owns property . He will contact Ed Robertson of the Indian River Lakes Conservancy for other tests that are available.
5. The meeting on May 21 at 7 pm at the Theresa Fire Hall shall remain as an informational meeting, and will probably be the first of several to come.

The meeting was adjourned at 8:00 p.m.

Respectfully submitted,

Pat Williams, Chair, Theresa Planning Board