

**TOWN OF PENDLETON**  
**PLANNING BOARD MEETING MINUTES**  
**May 17, 2022**

**MEMBERS PRESENT:** Joe McCaffrey, John Higgins, Dave Naus, Dan Vivian, Nick Kwasniak

**Members Excused:** Anthony Dell'Isola, Michael Zimmerman

**Others Present:** N/A

**1. Meeting called to order by Chairman Joe McCaffrey at 7:30PM.**

**2. Informal Business**

N/A

**3. April 19, 2022 Meeting Minutes**

A motion was made by Dan Vivian & seconded by Dave Naus to approve the revised Minutes of the April 19, 2022 Planning Board (PB) meeting. All agreed.

**4. Swanson Two Lot Minor Subdivision – 6668 Campbell Blvd**

Mr. Swanson briefed the Planning Board on the proposed subdivision. The two lots will be ~ 0.75 & 1.75 acres when subdivided. There are no issues with the subdivision & both lots meet all town codes. The Public Hearing is set for June 21<sup>st</sup> at 7:50PM.

**5. 5549 Tonawanda Creek – Site Sketch Concept Review**

Mr. Rick McNamara, Project Engineer, briefed the Planning Board on a concept plan for a backyard project that includes a pond & 3,300SF accessory structure along with extensive landscaping.

The Planning Board discussed several possible challenges/mitigation strategies with the project & recommended the project move to a full site plan review.

**6. Public/Press Comments and Questions**

N/A

**7. Adjourn**

On a motion by Dan Vivian and seconded by Nick Kwasniak the Meeting was adjourned at 8:35PM. All agreed.

Respectfully Submitted

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John Higgins, Administrative Secretary  
Planning Board, Town of Pendleton

cc: *via email only*

All Members of Planning Board  
Mr. Joel Maerten, Town Supervisor  
Mr. Claude Joerg, Town Attorney  
Mrs. Deborah Maurer, Town Clerk  
Mr. Thomas Valentine, Town Assessor  
Mr. David Fisher, Highway & Water/Sewer Superintendent  
Mr. David Leible, Councilman  
Mr. Jason Evchich, Councilman  
Mr. Joseph Hickman, Councilman  
Mr. Justin Graham, Councilman  
Mr. Theodore Joerg, Town Prosecutor  
Mr. John Sansone, Town Prosecutor  
Mr. David Britton, GHD Engineering  
Mr. Ronald Diedrich, Building Inspector/Code Enforcement Officer  
Superintendent, Starpoint Schools  
Board of Appeals  
Conservation Advisory Council  
NYS DEC

NOTE: THE ABOVE PLANNING BOARD MINUTES ARE INFORMATIONAL AND FORMAL APPROVAL ACTION WILL NOT TAKE PLACE UNTIL THE June 21, 2022 PLANNING BOARD MEETING.