

**RUSH PLANNING BOARD
REGULAR MEETING
MINUTES OF JULY 21, 2009**

A regular meeting of the Rush Planning Board was held on July 21, 2009 at the Rush Town Hall, 5977 East Henrietta Road and was called to order at 7:30 P.M.

MEMBERS PRESENT: John Morelli
Rick Wurzer
Scott Strock
Excused: John Felsen, Chairman
Excused: Don Sweet

OTHERS PRESENT: Richard Anderson, Town Board Liaison
Pamela Ovsenik, Resident
John Nice, Resident

INFORMAL DISCUSSION:

Pam Ovsenik and John Nice to discuss a possible accessory apartment.

Ms. Ovsenik and Mr. Nice explained they have rental property in a carriage house behind the main dwelling in which they live. They are interested in adding an accessory apartment on to the rental property for Ms. Ovsenik's father. They stated that the septic systems for both buildings make placement of an addition limited. Ms. Ovsenik and Mr. Nice stated that they want to make the addition a first floor apartment only. The rental property is approximately 1000 square feet and an accessory apartment cannot exceed 25% of the floor area of the principal dwelling. This would make the accessory apartment limited to 250 square feet. The code reads that an accessory apartment can be in an accessory building not an addition to an accessory building. Ms. Ovsenik and Mr. Nice and the board also discussed possibilities of an accessory apartment addition to the main dwelling. Ms. Ovsenik and Mr. Nice asked the board what happens to accessory apartments when they are no longer being used and can they be rented out. The board stated that accessory apartments are not eligible as rental property when they are no longer in use as an accessory apartment. The code requires that any kitchen/appliances are to be removed and the space is to be converted back to living space.

BOARD DISCUSSION:

With the comparative summary graph created by Scott Strock, the Planning Board discussed Rush Town Code §120-57G and forwarded their suggestions regarding the code to the Town Board for their review.

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Richard Anderson, Town Board liaison asked the Planning Board to review the two proposals submitted by Clough Harbour and Associates regarding the update of the comprehensive plan and the update of the town site development details.

Deputy Town Clerk Palmer will email additional copies of the proposals to Planning Board members for their review.

With no further business, a motion was made by John Morelli and agreed by common consent that the meeting be adjourned at 8:15 PM.

Respectfully Submitted,

Meribeth Palmer
Deputy Town Clerk