

**Tax Map ID#037.-01-01.0**

**NOTICE OF HEARING**

**PLEASE TAKE NOTICE** that pursuant to Section 148-9, 148-12, 148-13, 148-14, 148-15, 148-16, 148-18, 148-20, 148-21, 148-29, and 148-36 of the Zoning Law of the Town of Skaneateles and Section 274-a and 274-b Town Law of the State of New York, the Planning Board of the Town of Skaneateles will hold a Public Hearing on the application of Jennifer Buchanan Feeny for a Special Permit/Site Plan Review.

The proposal is for modifications to shoreline structures including the replacement of the existing shoreline dock and deck.

The property in question is located at 2707 East Lake Road in the Town of Skaneateles, New York and bears Tax Map ID#037.-01-01.0.

A copy of the application is available for inspection at the Town Hall, 24 Jordan Street, Skaneateles, New York.

**SAID HEARING** will be held on *Tuesday, April 19, 2022 at 6:50 p.m.* at the Town Offices, 24 Jordan Street, Skaneateles, New York or electronically as required by local and/or Executive Orders applicable to COVID 19. At that time all persons will be heard or have an opportunity to provide written comment on this application.

Donald Kasper, Chair  
Planning Board -Town of Skaneateles  
Dated: April 6, 2022

EGGLESTON & KRENZER ARCHITECTS, PC  
The Trolley Bldg  
1391 East Genesee Street  
Skaneateles, New York 13152

March 1, 2022

Town of Skaneateles Planning Board  
24 Jordan Street  
Skaneateles, NY 13152

Re: Chris and Jennifer Feeney - Site Plan Review and Special Permit  
2707 East Lake Road  
Tax Map # 037.-01-01.0

### **NARRATIVE**

The Feeney property is 15,232SF in lot area, has 90.0 ft of lake frontage and 90 ft of road frontage on East Lake Road in the RF District and Skaneateles Lake watershed. The property has a single family dwelling, attached garage, decks, sidewalks, shoreline deck and retaining walls. The ISC is 24.1% and TSC is 36.4% where as 10% and 20% is required. The total shoreline structures are 1,382 SF. The shoreline deck is only 1 ft off the north and south property lines. The property is served by an onsite septic system and draws water from the lake. The wood deck is in poor condition and below the 100 year flood level.

This application is to install an 8 ft x 50 ft permanent dock on steel piles and reduce the existing shore line deck by 400 SF. The shore line deck and existing timber seawall will be raised about 1 ft so the new deck and dock will be at 867.0 ft (100 year flood level). The deck will be rebuilt with 15 ft side yard setbacks making it less non-conforming. The new dock will have the required 20 ft side yard setback.

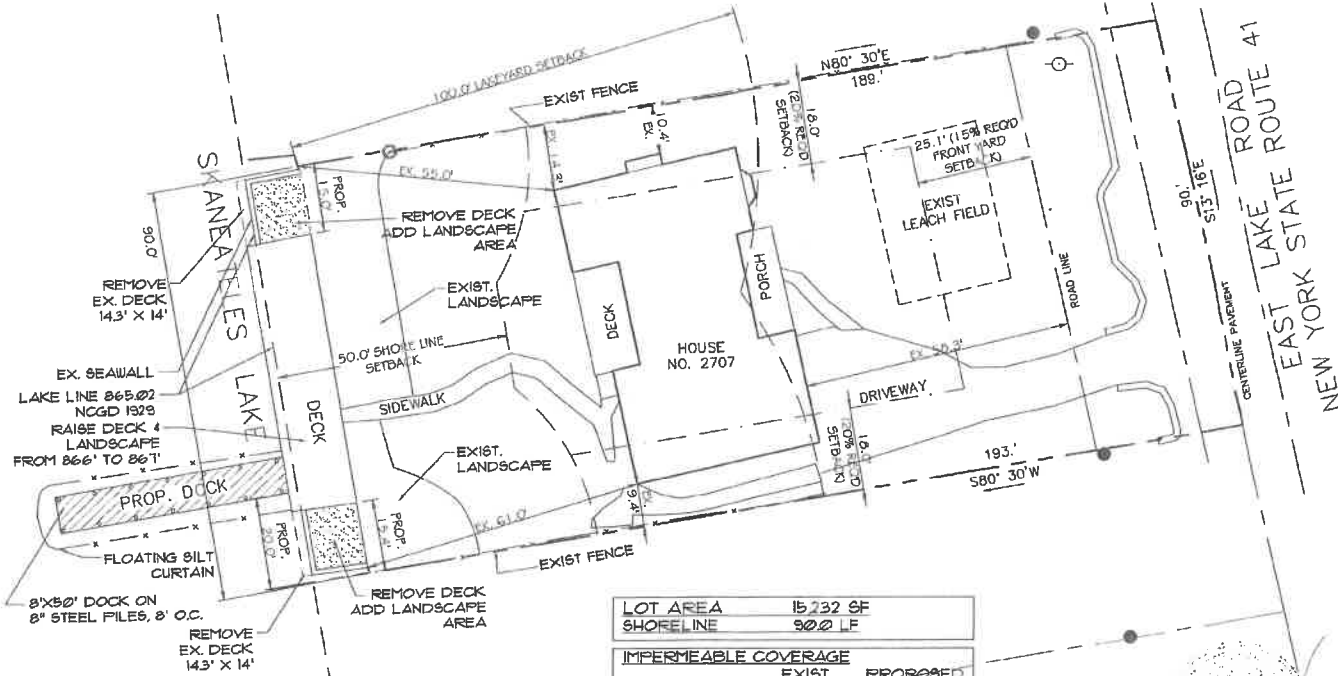
The total shoreline structures area will remain the same. The TSC will be reduced to 34.1%. This is not Redevelopment in that no new structure footprint is being added to the lot. Most of the work will be done from the lake via barge. A floating silt curtains will be placed around the new dock area to control any turbidity in the lake.

### **CONSTRUCTION SEQUENCE**

- 1) Remove the existing wood deck.
- 2) Add two courses of timber to the existing seawall.
- 3) Rebuild the reduced size deck and fill new landscape area with filter fabric, topsoil and landscape plantings. Water during dry periods.
- 4) Install floating silt curtain around new dock area.
- 5) Install steel piles and frame dock area.
- 6) After lake water is clear, remove floating silt curtain.

(315) 685-8144

*Member of the American Institute of Architects*



**SITE PLAN**  
1" = 20'-0"

SITE INFORMATION IS OBTAINED FROM SURVEY  
DONE BY PAUL JAMES OLSZEWSKI, P.L.S., PLLC. DATED 7/20/2013  
ADDITIONAL INFORMATION BY EGGLESTON & KRENZER  
ARCHITECTS, P.C.

LOT AREA	15,732 SF	
SHORELINE	900 LF	
<b>IMPERMEABLE COVERAGE</b>		
	EXIST.	PROPOSED
HOUSE/PORCH	2,569 SF	2,569 SF
DRIVEWAY	1,102 SF	1,102 SF
TOTAL	3,671 SF	3,671 SF
% IMPERMEABLE	24.1 %	24.1 %
<b>PERMEABLE COVERAGE</b>		
	EXIST.	PROPOSED
DECK	253 SF	253 SF
SIDEWALK	558 SF	558 SF
LAKE DECK	1,057 SF	710 SF
PERMEABLE	1,868 SF	1,521 SF
IMPERMEABLE	3,671 SF	3,671 SF
TOTAL	5,539 SF	5,192 SF
% TSC	36.4 %	34.1 %

<b>LAKE FRONT STRUCTURES</b>		
	EXIST.	PROPOSED
SIDEWALK	150 SF	150 SF
LAKE DECK	1,232 SF	832 SF
LAKE DOCK	0 SF	400 SF
TOTAL	1,382 SF	1,382 SF



**SITE PLAN**  
JENNIFER & CHRISTOPHER FEENEY  
2707 E. LAKE RD.  
TN. OF SKANEATELES, NY

**architect**  
EGGLESTON & KRENZER, ARCHITECTS PC  
1391 EAST GENESEE STREET  
SKANEATELES, NY 13152  
(315) 685-8144

PROJ: 22032

DATE:  
1 MAR 2022