

BOARD OF TRUSTEES
Town of Reading
and
Village of Watkins Glen
OFFICIAL NOTICE OF JOINT PUBLIC HEARING
November 16, 2022

A joint meeting of the Board of Trustees for the Town of Reading and Village of Watkins Glen will be held on November 16th at 6:30 pm in the Reading Town Hall located at 3914 County Road 28, Watkins Glen, New York.

AGENDA

1. PLEDGE OF ALLEGIANCE

2. PUBLIC HEARING

- a. Annexation request by Raphael Specchio, Jr. ("Junior") of property located in the Town of Reading (Tax Map #64.08-1-34) to the Village of Watkins Glen to become part of Tax Map 64.08-2-21).

3. ADJOURNMENT

The Board of Trustees meets on the first and third Tuesday of the month at 6:00pm in the Board Room of the Municipal Building. All meetings are voting meetings, which opens with a public comment period. Meeting agendas are created from prior public input. Department operating and planning issues and requests made to the Board. The Board reserves the right to limit verbal comments to three minutes if necessary and to request written comments on lengthy or complex issues. This information may then be used to create committee agendas, with the speaker or author invited to attend.

This institution is an equal opportunity provider and employer*

Aimee R. Churchill, Esq.
611 N. Franklin Street
Watkins Glen, New York 14891
607-535-5491 (T) / 607-793-9462 (F)

August 24, 2022

Fred Warrick
Village of Watkins Village Clerk
Village of Watkins Glen
303 N. Franklin Street
Watkins Glen, New York 14891

RE: Raphael Specchio, Jr.

Dear Mr. Warrick

As you know I am representing Raphael Specchio, Jr. ("Junior"). I am writing to ask the Village of Waktins to consider Junior's proposal to annex a portion of his land in the Town of Reading to the adjoining parcel located in the Village of Watkins Glen.


Junior owns several parcels of land. The first parcel is known as Tax Map #64.08-1-34 and is located on Summit Place in the Town of Reading, Schuyler County. The parcel contains 1.79 acres of land. The second parcel is known as Tax Map #64.08-2-21 and is located at 356 N. Glen Avenue in the Village of Watkins Glen.

Please see the attached survey map entitled "Division of Lands of Raphael Specchio, Jr.". Raphael Specchio, Jr. owns Lot A, Lot B and Lot C. Lot C is in the Town of Reading and is part of Tax Map #64.08-1-34. Lot A and Lot B are in the Village of Watkins Glen and make up Tax Map # 64.08-2-21. This map is the proposed division of lands of Junior.

I am writing to request approval for a piece of the property located in the Town of Reading (from Tax Map # 64.08-1-34) to be annexed to the Village of Watkins Glen and become part of (Tax Map# 64.08-2-21). The above referenced survey map shows the final size for each parcel. For Lot B to be a building lot pursuant to Village of Watkins Glen standards, he would need the land annexed from the Town of Reading.

Enclosed please find a copy of Mr. Specchio's petition for the proposed annexation. I have forwarded this request to the Town of Reading. Please let me know if you have any questions or need any other information. I appreciate your consideration of my client's request.

Very Truly Yours,



Aimee R. Churchill

DATE: August 24, 2022

To: Village of Watkins Glen, County of Schuyler:

1. I, Raphael Specchio, Jr., am the owner of property located at 356 N. Glen Avenue, Village of Watkins Glen, County of Schuyler. The property is known as Tax Map #64.08-2-21 and consists of 0.59 acres of land.
2. I am also the owner of property located at Summit Place, Town of Reading, County of Schuyler. The property is known as Tax Map #64.08-1-34 and consists of 1.94 acres of land.
3. The lands located at 356 N. Glen Avenue, Watkins Glen, New York are shown on a survey map entitled "Division of Lands of Raphael Specchio, Jr." by Weiler Associates dated March 14, 2022, and revised March 17, 2022, March 24, 2022 and June 22, 2022. The parcel located at 356 N. Glen Avenue, Watkins Glen is shown as Lot A and Lot B on said Map.
4. A portion of the parcel known as Summit Place, Town of Reading, New York is shown as Lot C on said Map.
5. The western boundary of 356 N. Glen Avenue, Watkins Glen, New York 14891 adjoins the eastern boundary of the lands on Summit Avenue, Watkins Glen, New York 14891.
6. I am looking to sell a portion of the property at 356 N. Glen Avenue, Watkins Glen, New York 14891 that includes the single family residence. This parcel is shown as Parcel A on the above referenced survey map.
7. By selling Parcel A, I would be left with a non-conforming building lot located solely in the Village of Watkins Glen with only 10,718 square feet.
8. I am respectfully requesting that the area shown as Lot C on the above referenced survey map in the Town of Reading be annexed to the Village of Watkins Glen. The area to be annexed is contiguous to the Village of Watkins Glen.
9. Combining Lot B and Lot C on the above referenced survey map will create a conforming building lot in the Village of Watkins Glen.


Raphael Specchio, Jr.

State of New York)
County of Schuyler)

Desmonne S. VanRiper being duly sworn, says: I reside at 3580 Wyncorp Creek, in the Town of Van Etten in the State of New York; I know the person whose name is subscribed to the above sheet having 1 signature; and he subscribed the same in my presence.

Desmonne S. VanRiper
Desmonne S. VanRiper

Sworn to before me this 24th day of August, 2022

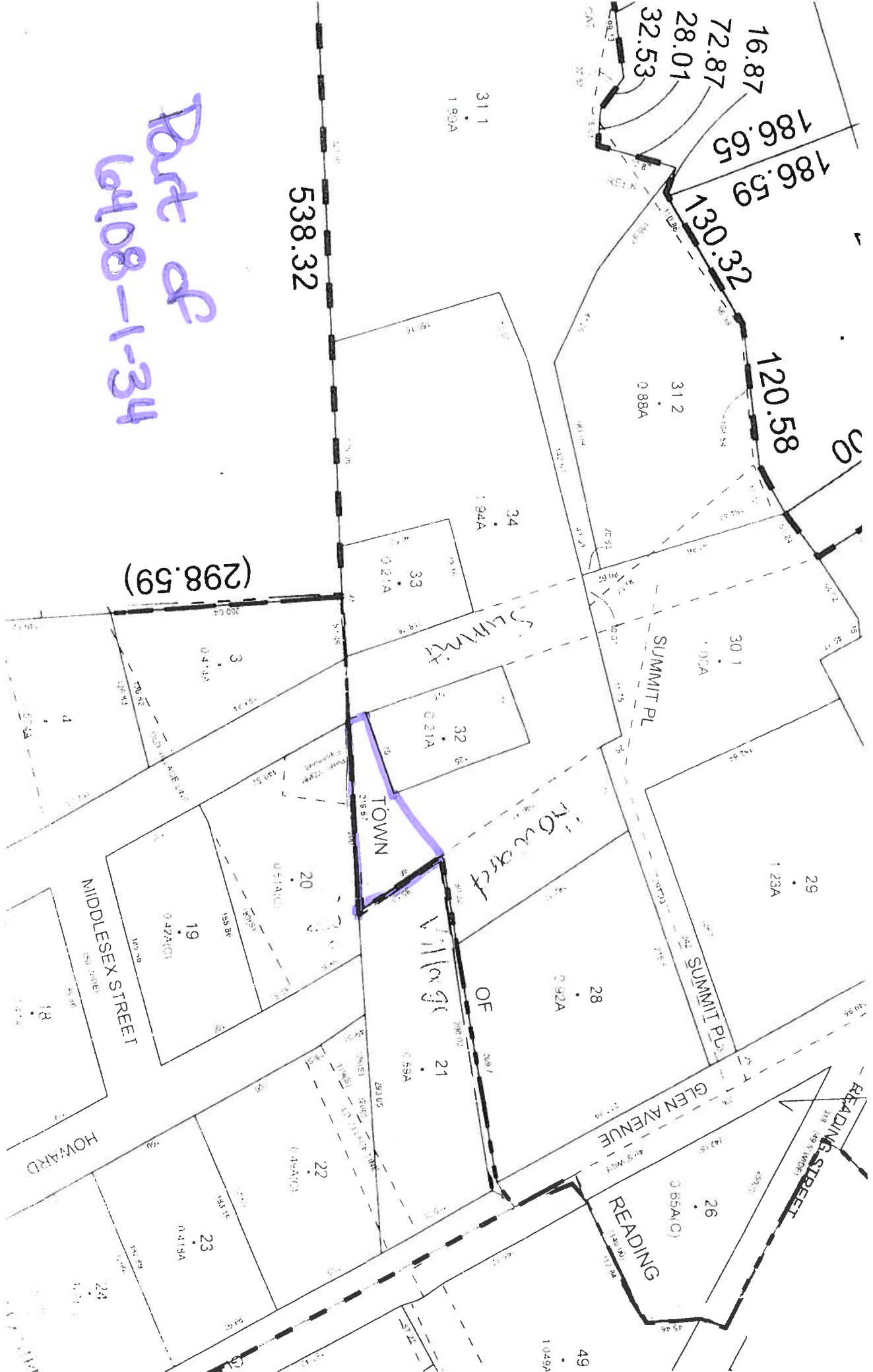
Aimee R. Churchill
Notary Public

AIMEE R. CHURCHILL
Notary Public, State of New York
No. 02CH6140262
Qualified in Chemung County
Commission Expires January 23, 2026

Part of
6408-1-34

538.32

(298.59)



49
1.049A

READING

GLEN AVENUE

0.85A(C)

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SUMMIT PL

0.7CA

29

1.23A

120.58

130.32

0.88A

31.2

186.59

186.65

72.87

28.01

32.53

16.87

31.1
1.90A

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TOWN

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0.92A

22

0.45A(C)

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MIDDLESEX STREET

HOWARD

READING STREET

Howard

OF

Village

Summit

SUMMIT PL

SUMMIT PL

20

24

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19

0.42A(C)

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**Town of Reading
PUBLIC NOTICE
TOWN OF READING**

VILLAGE OF WATKINS GLEN

NOTICE OF JOINT PUBLIC HEARING ON PETITION FOR ANNEXATION

PLEASE TAKE NOTICE that a petition, pursuant to General Municipal Law Article 17, has been received by the Town Board of the Town of Reading, Schuyler County, New York (“Town”), and the Village Board of the Village of Watkins Glen, Schuyler County, New York (“Village”), for annexation of the premises of Raphael Specchio, Jr. known as Summit Place (Tax Map #64.08-1-34) in the Town, which adjoins his other premises on the western boundary of 356 N. Glen Avenue (Tax Map #64.08-2-21) in the Village.

PLEASE TAKE FURTHER NOTICE that on Wednesday, November 16, 2022 at 6:30 P.M.; prevailing time, a joint public hearing will be held by the Town Board of the Town of Reading and the Village Board of the Village of Watkins Glen at the Reading Town Hall, 3914 County Road 28, Watkins Glen, NY 14891, at which time and place all persons interested in the matter may be heard. Objections based on any of the grounds set forth in the General Municipal Law §705(1), (a), (b), (c) and/or (d) shall, in addition to oral testimony thereon, be submitted in writing.
Dated: October 14, 2022

By Order of the Town Board of the
Town of Reading, New York

Terri Alger
Town Clerk

Date: October 2022

To: Fred Warrick Village Clerk, Louis Perazzini Deputy Mayor, Robert Carson Trustee, Laurie DeNardo Trustee and Nan Woodworth Trustee.

Reference: Annexation of Tax Map Property ^{MBB} 64.08-1-34 to Village of Watkins Glen

We as neighbors and/or taxpayers near or adjacent to the subject property ^{MBB} 64.08-1-34 strongly oppose the village of Watkins Glen annexing this into the village. Approving this request would be setting a dangerous precedent of separating a non-conforming parcel less than 15000 square feet to be separated into a building lot from an existing parcel which is part of the property located at 356 N Glen Ave in Watkins.

We believe this will create additional traffic flow on Summit Ave due to the barricade on the northern boundary. Additionally, the proposed driveway and dirt already added is or could cause potential drainage issues to adjacent and below properties.

NAME/SIGNATURE

ADDRESS

Ashley Salzer / Ashley Salzer

356 Summit Ave.
Watkins Glen

Michael L. Broderick / Michael L. Broderick

348 Summit Ave
Watkins Glen, NY

Sharon Young / Sharon Young

355 Howard Ave
Watkins Glen, NY

DONALD F. ELY / Donald F. Ely

354 NORTH GLEN AVE

Andi Barone / Andi Barone

342 Summit Ave
Watkins Glen NY 148

Judith Richards / Julie Kehel	343 Howard Ave Watkins Glen, NY 14891
Joshua Rackley / Joshua	342 Summit Ave Watkins Glen, NY 14891
Lance Postma / Lance Postma	339 Howard Ave Watkins Glen, NY 14891
Amanda Postma / Amanda Postma	339 Howard Ave Watkins Glen, NY 14891
Gail Fazzari / Gail Fazzari	338 Summit Ave Watkins Glen NY 14891
Beatrice Fazzary / Beatrice Fazzary	338 Summit Ave Watkins Glen, NY 14891
Frank R. La Fan	331 Howard Ave Watkins Glen N.Y. 14891
Michael Hartney / Michael Hartney	210 Reading Road Watkins Glen, NY 14891
Susan B Hartney / Susan B Hartney	210 Reading Road Watkins Glen, NY 14891