PLANNING BOARD

UNAPPROVED MINUTES

April 5, 2016

|  |  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- | --- |
|  | Tish Brady  2020 | Carol Brodie  2017 | Brenda Giancchino  2021 | Joe Ostrowski  Chair  2019 | Janice Ross  2018 | Jamey Solecki  2022 | Angela Joy  2016 | Jason Peters  A |
| 1/6 | Present | Excused | Excused | Present | Present | Present | - | - |
| 2/2 | Absent | Excused | Present | Present | Present | Present | - | - |
| 3/2 | Present | Excused | Present | Present | Present | Excused | Present | Present |
| 4/5 | Present | Present | Present | Present | Present | Present | Present | Present |
| Training  Hours | 0 | 0 | 0 | 9 | 0 | 0 |  |  |

Guests: Gary Brecker Code Enforcement Officer, Frank Broughton Zoning Board Chairman, Bob and Susan Meyers, Tony Nasca representing Mr. Maybee

Chairman Ostrowski, having declared a quorum being present, opened the meeting at 7pm.

Approval of Minutes: A motion to accept the March minutes was made by Janice and seconded by Angela. Carried

OLD BUSINESS:

Variance Request for Vacant Lot on South St & Seneca Way: Property SBL# 281.06-1-52 owned by Susan and Bob Meyers. They are planning to build in about a year to two, a seasonal home approximately 1000 square feet. Gary said there is more than enough space to build a small cottage and approves this Variance. This is a Type 1 Action where no SEQR is required because it deals only with setbacks. They will provide to the zoning board a conceptual drawing of the building. They will get the notices out to their neighbors as soon as the hearing date has been determined.

Solar Law: The Chairman handed out an updated version of the proposed law. Panel Farms are taking up dormant farm land. He asked everyone to read over the law and make additions and changes. We would like to make a decision on this law at the next meeting.

Variance for Store at 11054 Southwestern: SBL# 266.00-2-13. Entrance to the store is from Signals which is on Reservation Property. The driveway is over 20’ wide which is more than adequate for emergency vehicles. No trucks or garbage will be on the side of the building adjacent to Rebecca Mlacker’s property. This will be more of a craft beer store and some groceries. SEQR is required because the property exceeds 10 acres (11 ½ acres). The Code Enforcement Officer will assist in the preparation of the SEQR. The placement of lighting and signage has not been determined and will be monitored by the code enforcement officer at the appropriate time. The placement of the building will direct water runoff to the rear of the property and not impact neighbors. Unloading will be on the south side of the building away from the neighboring property.

Meyers Variance Decision: Gary stated that even though this area is private property, the codes must be followed. A motion was made by Carol and seconded by Tish to recommend the approval the Variance Request. Carried. The Chairman will write a letter of recommendation to the Zoning Board.

A motion to adjourn the meeting was made by Tish and seconded by Brenda. Carried. Meeting adjourned at 8pm

Respectfully Submitted,

Lynda Ostrowski

Secretary