

MINUTES OF THE TOWN OF WAYNE
PLANNING BOARD
June 5, 2017

Mr. Witkowski called the public hearing for New Market Products, Subdivision Application SA74-17, to order at 6:30PM.

Mr. Osborne stated he would like to subdivide into 2 lots; one 22 acre and 3 acre lot.

Ms. Kurtz stated out of the 13 letters were sent out, one response was received, stating they had no concern.

No one was present to express any concern about this application.

Ms. Gabel moved to close the public hearing at 6:45PM, seconded by Mr. Serdula.

The June 5, 2017 Planning Board meeting started with a roll call of the members.

<u>MEMBERS PRESENT:</u>	<u>PRESENT</u>	<u>ABSENT</u>	<u>LATE ARRIVAL</u>
Stan Witkowski, Chair	<u>X</u>	___	___
Nancy Gabel	<u>X</u>	___	___
Chris Mooney	<u>X</u>	___	___
Jon Serdula	<u>X</u>	___	___
Donna Sue Kerrick	<u>X</u>	___	<u>X</u>
Jeff Martin, alternate	<u>X</u>	___	___
Dennis Carlson, liaison	___	<u>X</u>	___
Gill Harrop, CEO	<u>X</u>	___	___

<u>ALSO PRESENT:</u>	
Gary Osborne	Patrica Wax
Sonja Cratsley	Fred Cratsley
Amber Rinick	Joe Hope
Diane Fisher	John Fisher
Connie Bly	Bill Bly
John Vang	

MINUTES:

Mr. Mooney made a motion to approve the May 5, 2017 minutes as presented, seconded by Mr. Serdula.

A roll call vote was taken.

<u>VOTE RECORD:</u>	<u>Ayes</u>	<u>Nays</u>	<u>Abstain</u>	<u>Absent</u>	<u>Late</u>
Stan Witkowski	<u>X</u>	___	___	___	___
Nancy Gabel	<u>X</u>	___	___	___	___
Donna Sue Kerrick	___	___	___	___	<u>X</u>
Chris Mooney	<u>X</u>	___	___	___	___
Jon Serdula	<u>X</u>	___	___	___	___

Ayes-4. Nays-0. Abstain-0. Absent-0. Late-1.

NEW BUSINESS:

SUBDIVISION APPLICATION SA74-17: New Market Products/Gary Osborne. Property located at 9695 Ste. Rte. 230. Request to subdivide into 2 lots.

Mr. Mooney moved to accept the application, seconded by Mr. Serdula.

Mr. Witkowski stated the following:

- All the necessary elements were satisfied in May except for a certified survey and the need to go through the public hearing process.
- No SEQR was needed since this was a Type II action.

Upon discussion, Ms. Gabel made a motion to approve Subdivision Application SA72-17 as submitted, seconded by Mr. Serdula.

A roll call vote was taken to approve Subdivision Application SA74-17. Ayes-4. Nays-0.

SITE PLAN APPLICATION FOR David Ritter: Property located at 9285 Hines Rd., Town of Wayne.

Mr. Serdula made a motion to accept the site plan application as submitted, seconded by Mr. Mooney.

Mr. Harrop stated the proposed placement of the shed met all setback requirements and he had no issue with this request.

Upon discussion, the following items were noted:

- No SEQR was needed, as it was a Type II action.
- It is a cut and dried request.

Upon further discussion, a roll call vote was taken to approve the site plan application as submitted.

Ayes-4 Nays-0.

SITE PLAN APPLICATION FOR Robin Staver: Property located a 9389 Crystal Beach Rd., Town of Wayne.

Ms. Gabel made a motion to accept the site plan as submitted, seconded by Mr. Serdula.

Mr. Harrop stated the following:

- The application went through the Zoning Board of Appeals process on May 11, 2017 and was granted the necessary 3 variances.
- The applicant went over and above to meet all the necessary requirements from the Dept. of Labor for asbestos removal on the existing cottage during its demolition.
- A new septic was approved for the new construction.
- Work will start as soon as possible.

Mr. Witkowski stated the following this was a Type II action and no SEQR was needed.

A roll call vote was taken. Ayes-4. Nays-0. The site plan was approved as submitted.

UNFINISHED BUSINESS:

Mr. Witkowski stated for those present that currently there is no new news regarding the Verizon cell tower.

Ms. Kerrick arrived at the meeting.

COMMUNITICATIONS:

Each member received a copy of the guide for craft manufacturers regarding NYS Alcoholic Beverage Control law.

Mr. Witkowski read a letter from the Bly's dated May 22, 2016 about opening a small Farm Cidery at 9581 Keuka Hill Rd. (On file).

Mr. Bly was present to state:

- His wife was formerly from Bath and her brother lives on Hyatt Hill Rd.
- They're regular visitors to Wayne.
- He has been involved in the production of cider for over 20 years.
- They would like to purchase the property at 9581 Keuka Hill Rd. to operate a farm cidery.
- They would be open seasonally.
- In order for them to apply for Federal and State permits, they would first need to be approved for a Special Use Permit.

Mr. Witkowski stated the following:

- The current LUR allows for a Farm Cidery in the AG-R district with a Special Use Permit.
- The intent for the updated LUR would encourage such businesses to be located along Ste. Rte. 54.
- A main issue they would need to consider- would be no directional signs (on Ste. Rte. 54) are allowed in the Town of Wayne.
- They should contact the surrounding neighbors and get their uptake on the proposed business.
- If they want to start the Special Use Permit process, they should contact Code Enforcement Officer Harrop.

As there was no further business, Ms. Gabel made a motion to adjourn the meeting at 7:15PM, seconded by Mr. Serdula. Ayes-5. Nays-0. Absent-0.

Respectfully, Maureen Kurtz