

# TOWN OF WAYNE PLANNING BOARD

## Minutes

May 10, 2021

### REGULAR MEETING

In attendance: Jim Coots, Don Robbins

	Present	Absent	Late
Roll Call			
Stan Witkowski	<u>X</u>	___	___
Nancy Gabel	<u>X</u>	___	___
Donna Sue Kerrick	___	<u>X</u>	___
Chris Mooney	<u>X</u>	___	___
Shonna Freeman	___	<u>X</u>	___
Scott Hendershott	<u>X</u>	___	___

### **MINUTES:**

Ms. Gabel made a motion to accept the minutes of the April 12, 2021 meeting with the corrections. Hendershott seconded the motion. Motion approved.

### **AGENDA REVIEW**

No changes to the agenda as presented.

### **NEW BUSINESS:**

- a. **Site Plan review for William and Carol McMahon** to build new home on Grove Springs Road. Mr. Mooney made a motion to accept the proposal to build a new home. Mr. Witkowski seconded the motion.

Mr. Witkoski indicated that as a Type II action SEQR would be waived for this project. Mr. Coots is the builder and presented the plan. It calls for a new home and a detached garage. There are no view shed issues. It is an allowed use for the district. Septic design is complete. Mr. Witkoski asked if a well site was found. Mr. Coots indicated that there were good sites for a well.

The garage plans call for a roof height that exceeds current allowances. The garage as proposed will need a variance. If the Zoning Board approves the variance, then the building permit for the garage can be issued without coming back to planning for review. Mr. Witkowski told Mr. Coots that the address on the application needs to be corrected and to check with Steuben County 911 to get the new correct address.

The question was called. The motion passed to build according to 4/20/21 plan unanimously with the condition that the garage get a variance to build as proposed.

**OLD BUSINESS:**

No old business.

**DISCUSSION**

Ms. Gabel made a motion to adjourn, 2<sup>nd</sup> by Mr. Witkowski. Meeting adjourned at 7:17 PM.

Respectfully Submitted,

Amy Gush  
Board Secretary