

MINUTES OF THE TOWN OF WAYNE  
PLANNING BOARD  
June 2, 2014

The June 2, 2014 meeting was opened with a roll call at 7:00PM.

MEMBERS PRESENT:	PRESENT	ABSENT	LATE ARRIVAL
Glenn Neu, Chair	<u>X</u>	<u>      </u>	<u>      </u>
Nancy Gabel	<u>X</u>	<u>      </u>	<u>      </u>
James Hancock	<u>      </u>	<u>X</u>	<u>      </u>
Chris Mooney	<u>X</u>	<u>      </u>	<u>      </u>
Stan Witkowski, Vice-Chair	<u>X</u>	<u>      </u>	<u>      </u>
Donna Sue Kerrick	<u>X</u>	<u>      </u>	<u>      </u>
Dennis Carlson, liaison	<u>X</u>	<u>      </u>	<u>      </u>
Gill Harrop, CEO	<u>X</u>	<u>      </u>	<u>      </u>

ALSO PRESENT: Paul Starr

**MINUTES:**

Ms. Kerrick made a motion to approve the May 5, 2014 minutes as presented, seconded by Mr. Witkowski.

A roll call vote was taken.

Vote Record	Yes/Aye	No/Nay	Abstain	Absent
Glenn Neu, Chair	<u>X</u>	<u>      </u>	<u>      </u>	<u>      </u>
Nancy Gabel	<u>X</u>	<u>      </u>	<u>      </u>	<u>      </u>
Jim Hancock	<u>      </u>	<u>      </u>	<u>      </u>	<u>X</u>
Donna Sue Kerrick	<u>X</u>	<u>      </u>	<u>      </u>	<u>      </u>
Chris Mooney	<u>X</u>	<u>      </u>	<u>      </u>	<u>      </u>
Stan Witkowski	<u>X</u>	<u>      </u>	<u>      </u>	<u>      </u>

Ayes-5. Nays-0. Abstain-0. Absent-1.

**NEW BUSINESS:**

**SITE PLAN APPLICATION(s):**

**Paul Starr:** Property located at 9038 Wixson Rd., Town of Wayne. Request for placement of a 12' by 16' Wood-Tex shed.

Mr. Starr stated the following:

- He removed one shed from the property and wanted to replace it.
- He will not have electric or water.

Mr. Harrop stated the placement of the shed met all setbacks requirements and had no issue with the application.

Ms. Gabel made a motion to approve the site plan application as submitted, seconded by Ms. Kerrick.

Upon discussion, the following items were noted:

- It met all setback requirements.
- No electric or water to the structure.
- It would be used only for storage.

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

Ayes-5. Nays-0. Abstain-0. Absent-1.

**Mark Solari:** Property located at 9032 County Rte. 87, Town of Wayne. Request to construct a new home with foundation.

Mr. Harrop stated the following:

- The proposed project met all setback distances and height requirements.
- The applicant applied and received a demolition permit to remove the existing mobile home.
- The application was decently done.

Mr. Neu stated this was a Type II action and didn't require a SEQR.

Mr. Witkowski made a motion to approve the site plan application as submitted, seconded by Ms. Gabel.

Upon discussion the following items were noted:

- The application was straight forward.
- Upon looking at the 14 elements.
- Upon reviewing the applicants' 5-year plan, unless their plan drastically changes, the applicant wouldn't need to comeback for another site plan application.
- Question arose to whether heavy equipment could cause potential damage and who would follow through since it was a County road.

Upon further discussion, a roll call vote was taken.

Ayes-5. Nays-0. Abstain-0. Absent-1.

Upon further discussion, Mr. Neu directed Ms. Kurtz to write a memo to Dave Bauer, Highway Superintendent, inquiring about responsibility to the road use agreement with issues relating to sluice and road damage.

Mr. Neu recommended the motion the applicant not need to come back for a site plan application for their 5-year plan if there were no additional significant changes to the plan.

A roll call vote was taken.

Ayes-5. Nays-0. Abstain-0. Absent-1.

**THOMAS FREEMAN:** Property located at 9221 Hines Rd., Town of Wayne. Request to construct a 1600 sq. ft. barn with foundation.

Mr. Harrop stated the application met all setback requirements and he had no issues with this application.

Mr. Witkowski noted that it was not a view shed issue.

Upon discussion, Mr. Witkowski made a motion to approve the application as submitted, seconded by Mr. Mooney.

A roll call vote was taken.

Ayes-5. Nays-0. Abstain-0. Absent-1.

**COMMUNICATIONS:**

Ms. Kerrick stated she contacted Mark Plaisted about the Dougherty future plans for a horse rescue and potential problems concerning health issues.

The Ag Council stated that if there were any problems the SPCA may need to be contacted..

Ms. Kurtz was directed to invite the Dougherty's to the July 7, 2014 Planning Board meeting to discuss their plans.

Ms. Gabel made a motion to adjourn the meeting at 7:45PM, seconded by Ms. Kerrick.

Sincerely,

Maureen Kurtz