

MINUTES OF THE TOWN OF WAYNE
PLANNING BOARD
December 1, 2014

The December 1, 2014 meeting was opened with a roll call at 7:00PM.

MEMBERS PRESENT:	PRESENT	ABSENT	LATE ARRIVAL
Glenn Neu, Chair	X		
Nancy Gabel	X		
James Hancock		X	
Chris Mooney	X		
Stan Witkowski, Vice-Chair	X		
Donna Sue Kerrick	X		
Dennis Carlson, liaison	X		
Gill Harrop, CEO		X	
ALSO PRESENT:	Celine Leseurre		Sebastien Leseurre

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MINUTES:

Mr. Mooney made a motion to approve the November 3, 2014 minutes as presented, seconded by Ms. Kerrick.

A roll call vote was taken by stating Aye. Ayes-5. Nays-0. Absent-1.

NEW BUSINESS:

SITE PLAN APPLICATION(s):

Sebastien Leseurre: Property located at 13920 State Route 54, Town of Wayne. Request for addition on existing structure.

Mr. Leseurre stated due to the current size of the tasting room and public demand they would like to add a two story addition to the existing structure to allow for the following:

- Extend the tasting room to allow more public access.
- Increase the office space.
- More storage space for their product.
- No bathrooms would be added and didn't think septic would be an issue.
- Aesthetics played important part when planning the proposed changes.
- They would like to start work sometime in the Spring of 2015.
- Proposed work would be in stages, spanning 2 ½ years.

The Board reviewed the current septic plans and found them to be more than adequate for the proposed expansion.

Mr. Carlson inquired about bus traffic ingress and egress due to steepness of the drive.

Mr. Leseurre stated no large buses would be allowed, due to their occupancy limit and parking.

Mr. Neu stated the following:

- This was a Type II action and didn't require a SEQR.
- The proposed addition falls within the current Land Use regulations and Comprehensive plan.
- The height of the proposed addition wasn't an issue.
- It met all setback requirements.

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

Upon further discussion, a roll call vote was taken. Ayes-5. Nays-0. Absent-1.

Mr. Neu informed Mr. Leseurre he could contact Mr. Harrop for his building permit.

Thomas Cerwonka: Property located at 9248 Cedar Springs Rd. Request to add 14 ft. by 14 ft. addition to the rear of the existing home.

No one was present to represent this application.

Upon the Planning Board's review of the application, the following items were noted:

- The application was complete with engineered plans for the proposed addition.
- It met all setback requirements.
- It was a Type II activity requiring no SEQR.

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

Upon further discussion, a roll call vote was taken. Ayes-5. Nays-0. Absent-1.

COMMUNICATIONS:

Mr. Neu stated the Ag Consul may want to find out if there was any interest from area farmers regarding the top dressing their fields with hydrated cow manure.

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

Sincerely,

Maureen Kurtz