

TOWN OF AMITY PLANNING BOARD
Meeting Minutes
8-15-2019

Meeting called to order at 6:38PM

Members present: Wendy Skinner, John Clouse, Doug Serra; excused: John Maynard; absent: Gretchen Hanchett, Paula Van Dyke;

Town Board Members present: Town Board Liason: Barb Zlomek; David Gominiak

Guests: Steve Chamberlain, John Chamberlain

Pledge of Allegiance led by W. Skinner

Approval of minutes: N/A

Guests: Land Use and Site Plan Review Applicants

Steven Chamberlain and John Chamberlain had an initial meeting with the Planning Board to discuss their proposal for an Auto Repair Shop / Used Auto Sales at the site of the former town highway buildings on Tuckers Corners Rd. They presented background information on their business proposal, and provided property parcel information. PB members present asked questions about the land use and the initial application. PB chair informed the Chamberlains that the PB would review further and make a decision on the requested Land Use proposal in a timely manner.

New Business: Land Use / Site Plan Review Application Reviews

The PB reviewed the Site Plan Review Checklist as it pertained to the application submitted by Precision Auto Repair, LLC for the Tuckers Corners parcel. After further discussion, review of the soils, and impacts on transportation, adjacent property owners, and environment, the application was put to a vote.

Motion made by D. Serra, seconded by J. Clouse to approve the proposed Land Use for Parcel 171.-1-70.12; Vote: 3-aye; 0-nay; motion carried.

PB chair will contact applicant, and inform Town Clerk to provide a letter of approval.

Additional Land Use Applicant

W. Skinner informed the PB that she had given a Site Plan Review Application Packet to another party that was planning to open a business in the Town of Amity. The applicant had expressed interest in meeting with the PB for an initial conference. There was some confusion about the Land Use Permit / Site Plan Review Application / Land Use Variance process for the proposed business. This situation shed light on the fact that the Town of Amity, Town Board, and Planning Board need to do a better job of educating and making interested parties aware of the process defined by local law for obtaining the appropriate permits for commercial development. The boards should also consider amending some of the fees for application.

Liaison report

B. Zlomek gave a summary of the recent Town Board meeting, highlighting that the Water District Memorandum of Understanding was acceptable to the councilmen, and was being sent to the Village of Belmont Board of Trustees for approval. Also, a resolution was passed to enter into a property tax assessment consortium agreement with several other townships in the county. Timothy Dening will serve as the assessor for the same, with the accounting, bookkeeping, and office services being provided by the town of Wellsville.

Solar Law

Review of the Solar Law Draft will continue at the next meeting.

Water Line Updates

W. Skinner shared that she attended the press conference in July with PB member J. Maynard announcing the beginning of the water line installation from Friendship to Belvidere. She shared the IDA's report that a fueling station is the first priority for development at "The Crossroads," and that the group is close to signing with a new hotel developer.

Planning Board Terms

D. Serra's term is completed at the end of 2019. He will accept a 5-year reappointment by the Town Board. B. Zlomek also expressed interest in being appointed as an Alternate for the Planning Board, and continuing to serve as a liaison to the Town Board.

Old Business: Vouchers
signed and submitted to town bookkeeper

Next Meeting: September 12, 2019 @ 6:30PM at Town Hall

Motion to adjourn: D. Serra; seconded by J. Clouse; carried 4-0.

Meeting adjourned at 8:55PM

Respectfully submitted,

Wendy J. Skinner