

**MINUTES**  
**Town of Essex Planning Board**  
**Public Hearing Meeting**  
**May 16, 2019**  
**7:00 p.m.**

**Call to Order** Chair DeWolff opened the meeting at 7:03 p.m. and led the attendees in the Pledge of Allegiance.

**Attendance**

Present: Chair Catherine DeWolff, Anh Thu Cunnion, Jonathan Pribble, Thomas Stransky, David Hislop, Janellen Fortune, Mark Walker  
Absent: Cheryl Sprang (Secretary)  
Others present: Lauren Murphy, Mark Hall, Ken Hughes, Andy Wekin, Anita Shapiro

**Public Hearing (s)**

Tax Map ##40.3-2-14.200 – Fruition Orchards, Hub on the Hill, Jori Wekin for the property located at 545 Middle Road, in the town of Essex – Special Use Permit. Application to amend previous permit and add a certified mechanic shop to existing use.

Tax Map #49.3-2-13.200 – Hillary and Thomas Stransky of 1420 Whallons Bay, Essex, NY for the property located at 1455 Whallons Bay Road, in the town of Essex – Special Use w/ Site Plan. Demolish existing pump house on shoreline and replace with a new boathouse structure.

Tax Map #49.7-4-2.000 – Jon McBride of 3704 Blackhorn Court, Chevy Chase, MD 20815 for the property located at 2047 Lake Shore Road, in the town of Essex – Special Use w/ Site Plan. Demolish existing garage and replace with a one-bedroom year-round addition with new septic.

**Public Comment**

Tax Map ##40.3-2-14.200 – Fruition Orchards, Hub on the Hill - Members of the Public and the board discussed conditions for the Fruition application, questions about signage, lighting, number of vehicles, excess material/parts in view of public, fencing for privacy.

Tax Map #49.3-2-13.200 – Hillary and Thomas Stransky - The public inquired about the size of the footprint

**Adjourn**

On a motion to adjourn the public hearing at 7:20 p.m. by Chair DeWolff, seconded by Mr. Hislop, Motion carries, meeting is adjourned at 7:20 p.m.

**MEETING MINUTES**  
**Town of Essex Planning Board**  
**Regular Meeting**  
**May 16, 2019**  
**7:00 p.m.**

**Call to Order** Chair DeWolff called the regular meeting to order at 7:21 p.m.

**Attendance Present:** Chair Catherine DeWolff, Anh Thu Cunnion, Jonathan Pribble, Thomas Stransky, David Hislop, Janellen Fortune, Mark Walker

**Absent:** Cheryl Sprang (Secretary)

**Others present:** Lauren Murphy, Mark Hall, Ken Hughes, Andy Wekin, Anita Shapiro

**Review and Acceptance of Regular Meeting Minutes** of April 18, 2019

**Old Business**

Tax Map ##40.3-2-14.200 – Fruition Orchards, Hub on the Hill, Jori Wekin for the property located at 545 Middle Road, in the town of Essex – Special Use Permit. Application to amend previous permit and add a certified mechanic shop to existing use.

SEQR Complete

On a motion to instruct the secretary to write the Permit with conditions, by Ms. Cunnion, seconded by Mr. Stransky, the motion carries, Aye-7 No-0

Tax Map #49.3-2-13.200 – Hillary and Thomas Stransky of 1420 Whallons Bay, Essex, NY for the property located at 1455 Whallons Bay Road, in the town of Essex – Special Use w/ Site Plan. Demolish existing pump house on shoreline and replace with a new boathouse structure.

SEQR Complete

On a motion to instruct the secretary to write the Permit with conditions, by Chair DeWolff, seconded by Mr. Walker, the motion carries, Aye-6 Abstain-1(Stransky)

Tax Map #49.7-4-2.000 – Jon McBride of 3704 Blackhorn Court, Chevy Chase, MD 20815 for the property located at 2047 Lake Shore Road, in the town of Essex – Special Use w/ Site Plan. Demolish existing garage and replace with a one-bedroom year-round addition with new septic.

SEQR Complete

Mark Hall was the representative for this project

On a motion to instruct the secretary to write the Permit with conditions, by Mr. Stransky, seconded by Walker, the motion carries, Aye-7 No-0

**New Business**

Adirondack Art Association – Sign permit application

Merrill Leavitt is the representative for this project. Chair DeWolff has instructed Mr. Leavitt to complete the correct application and resubmit to the board for the June hearing.

**Report of the Zoning Officer**

Dennis Trombley was not present

## **Report of the Chair**

## **Other Reports and Communications**

### **Public Comment**

There was public concern about the door that was replaced on James Youngs-Schmitt home, it is in the historic district and should not have been approved for replacement without first coming back to the Planning Board. Chair DeWolff will instruct Dennis Trombley to order a cease work until the door can be rectified.

**Adjourn** On a motion to adjourn the meeting at 8:05 p.m. by Mr. Stransky, seconded by Ms. Cunnion, Motion carries, meeting is adjourned at 8:05 p.m.

Respectfully submitted by

Cheryl Sprang  
Planning Board Secretary