

DRAFT - Minutes
Town of Essex Planning Board
Public Hearing Meeting
September 19, 2019
7:00 p.m.

Call to Order

Chair DeWolff opened the meeting at 7:01 p.m. and led the meeting with the Pledge of Allegiance

Attendance: Catherine DeWolff, David Hislop, Mark Walker, Anh Thu Cunnion, Anita Shapiro.

Absent: Jonathan Pribble, Tom Stransky

Others in Attendance: Russ Shapiro, John Orberg, Emily Phillips, Gary Heurich, Ken Hughes, Jane TerLouw, Dianne Lansing, Edward and Bonnie Monoski, Claire LaPine, James and Colleen VanHoven, John Mesick, Susie Smith, Tom Duca, Karol Kempster, Norma Goff, Chris Maron, Monica and Nick Rumsey, Alexandra Noble and Chris DePinto

Public Hearing (s)

Tax Map # 40.65-3-7 – Essex and Main, LLC (Wayne Gryk, Member), for a Transient/Tourist Accommodation (Short Term Rental) behind the Ice Cream Café at 2314 Main Street, Essex.

SEQR Review: A Short Environmental Assessment Form was completed. The Planning Board conducted a SEQR review in conformance with the NYS DEC SEQR law on September 19, 2019 where no significant impacts on the environment were determined. A Type II unlisted action in the Historic District was issued by negative declaration on the application by majority vote of the Planning Board, Aye- 4 No- 1 (Shapiro) Absent-2 (Pribble, Stransky)

There were no members of the public in attendance for this matter.

The Board discussed parking in great length. If parking becomes an issue with the issuance of a permit, the board reserves the right to edit the permit to include parking.

The Planning Board will conduct the permitting process at the December 2019 meeting at the request of the Applicant.

Tax Map #40.73-2-7 – The Town of Essex, (Gary Heurich, Project Manager) for the reconstruction of a period 1911 two-story porch on the front of the Essex Town Hall.

SEQR Review: A Long Environmental Assessment Form was completed. The Planning Board conducted a SEQR review in conformance with the NYS DEC SEQR law on September 19, 2019 where no significant impacts on the environment were determined. A Type I unlisted action in the Historic District was issued by negative declaration on the application by majority vote of the Planning Board, Aye- 4 No- 1 (Shapiro) Absent-2 (Pribble, Stransky)

Public Comment

There were many community members in attendance in regard to the matter. Monica Rumsey spoke in opposition to the action and her letter is attached to these minutes, Dianne Lansing spoke in opposition the action, Nick Rumsey spoke in opposition to the action, John Mesick is on the record as adamantly opposed. Claire LaPine spoke in favor of the action, Chris DePinto

spoke in favor of the action, Norma Goff spoke in favor of the action, Ken Hughes spoke in support of the action as did Tom Duca. Members of the public asked many questions and had many comments on the project. The Town's representative, Gary Heurich, was very accommodating and answered all questions and addressed all comments except the question by Mrs. Rumsey of who constituted the "group" of donors on the porch project.

The Chair requested a show of hands for the action and against the action. The majority was for the project. Every member of the public in attendance had the opportunity to be heard. The resonating reason for the opposition to the project was the maintenance of such a structure.

Of the Planning Board, Mr. Hislop, Vice Chair, argued against the project as did Member Shapiro, citing historic concerns. James Van Hoven corrected Mr. Hislop's assertion that the historic period ended before the porch "era". In a statement from SHPO on another project, it was determined that the Town's Historic period is until 1910, putting the porch in the Historic period of significance.

The Planning Board agreed that they could and should require a condition regards the maintenance of the porch.

Adjourn

On a motion to adjourn the public hearing at 8:58 p.m. by unanimous vote, Motion carries, the Public Hearing meeting(s) is adjourned at 8:58 p.m.

Cheryl Sprang, Transcriptionist

DRAFT – Meeting Minutes
Town of Essex Planning Board
Regular Meeting
September 19, 2019
8:58 p.m.

Call to Order

Chair DeWolff opened the Regular meeting at 8:58 p.m.

Attendance: Catherine DeWolff, David Hislop, Mark Walker, Anh Thu Cunnion, Anita Shapiro.

Absent: Jonathan Pribble, Tom Stransky

Others in Attendance: Russ Shapiro, John Orberg, Emily Phillips, Gary Heurich, Ken Hughes, Jane TerLouw, Dianne Lansing, Edward and Bonnie Monoski, Claire LaPine, James and Colleen VanHoven, John Mesick, Susie Smith, Tom Duca, Karol Kempster, Norma Goff, Chris Maron, Monica and Nick Rumsey, Alexandra Noble and Chris DePinto

Review and Acceptance of Minutes On a motion to accept the minutes of August 15, 2019, by Mr. Walker, seconded by Mr. Hislop, the motion carries, Aye-5 No-0 Absent-2 (Pribble, Stransky)

Presentation

Chris Maron of CATS appeared to discuss the new Quarry Park. Mr. Maron spoke about the project and shared maps with the board, the official application will be presented at the October planning board meeting.

New Business

Tax Map #49.15-2-3 – Ed and Bonnie Monoski – 82 Albee Lane, Essex, for an existing shed expansion in Shoreline Overlay. Applicant has requested a waiver of the public hearing.

The Monoski's appeared to present their project.

On a motion to declare the application complete, waive the public hearing and instruct the Secretary to write the permit by Chair DeWolff, seconded by Ms. Cunnion, the motion carries, Aye-5 No-0 Absent-2 (Pribble, Stransky)

Tax Map #49.4-1-2.130 – Gary Heurich – 12 Spire Way, Essex, for an extension of his existing permit number 2014-6 for a barn structure. The project was started but not finished thereby requiring an extension to the permit.

On a motion to extend/recertify permit number 2014-6 for an additional year, by Mr. Hislop seconded by Mr. Walker, the motion carries, Aye-5 No-0 Absent-2 (Pribble, Stransky)

Old Business

Draft Permit – Tax Map #40.73-2-7 – The Town of Essex – Special Use with Site Plan Review Permit for a period 1911 two-story porch addition to the front of the Essex Town Hall.

On a motion to approve the Permit with an added condition requiring the Town of Essex to add a reserve fund for the maintenance of the porch by Ms. Cunnion, seconded by Chair DeWolff, the motion cannot move without a majority vote, Aye-3 No-2 (Hislop ,Shapiro) Absent-2 (Pribble, Stransky) and will be given reconsideration at the next meeting of the Planning Board with a full Board in attendance.

Report of the Zoning Officer

Dennis Trombley has submitted his report for the month of August, 2019 but was absent from the meeting.

Report of the Chair

Public Comment

Adjourn

On a motion to adjourn the regular meeting at 9:20 p.m. by Chair DeWolff, seconded by Ms. Cunnion motion carries, meeting is adjourned at 9:20 p.m.

Respectfully submitted by

Cheryl Sprang
Secretary