



# Planning Board

Chair: Robert C. Seem  
2445 Traver Rd.  
Seneca Falls, NY 13148-9751  
Phone: 315-568-5637

Vice Chair: Alan Smith  
2613 Durling Rd.  
Seneca Falls, NY 13148-9713  
Phone 315-568-5422

Secretary: Lawrence J. Kesel  
1234 Middle Black Brook Rd.  
Seneca Falls, NY 13148-9753  
Phone: 315-568-5330

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Minutes of the meeting held: June 25, 2019 held at the Town of Tyre Municipal Building  
Members in attendance: Robert Seem, Alan Smith, Lawrence Kesel, Deborah Geary,  
Kenneth Hauenstein, Karen Thomson  
Authorized Absence: Henry Bickel  
Representing the Town of Tyre: Thomas Blair, Esq., Finger Lakes Law  
Craig Reynolds, Tyre Zoning Enforcement Officer  
Guests: Bruce Sherman, Sessler Companies  
Greg Fishnel, Allied Signal  
Jim Rogers, Town of Tyre Councilman  
Mark Travis, Tyre Zoning Advisory Committee

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## **Call to Order**

**Chairman Seem called the meeting to order at 6:30 P.M.**

## **Attendance recording**

Six in attendance, one authorized absence (Henry Bickel).

## **Public comment period**

### **Burkholder project**

Chairman Seem informed the Board that Jason McCormick was scheduled to review SWPP (Storm Water Pollution Prevention) submittal details. Moved to July 23, 2019 Planning Board meeting due to late receipt of documents by Tyre Engineer to prepare for June monthly meeting.

### **Sessler proposed sign**

Bruce Sherman, Sessler Companies presented an overview and discussion involving the proposed replacement of the billboard sign advertising 3S Gateway which has been in existence for many years.

Applicant will work with ZEO Craig Reynolds.

Petro signage change

Greg Fishnel, Allied Sign Co. presented an overview for the proposed signage change at Petro located on SR 318. This would include removing two existing MINIT MART faces, replacing with two GOASIS faces.

Applicant will work with ZEO Craig Reynolds.

**Approval of the May 23, 2019 minutes as written**

Motion by; Karen Thomson

Seconded by; Alan Smith

Voice vote; Unanimous

**Zoning Enforcement Officer Report**

ZEO Reynolds reported that the Zoning office remains very busy addressing inquiries with follow-up inspections of the projects occurring in the Town. Some discussion with a business owner from Wayne County interested in development in the Commercial West district. Paperwork reviews along with actual site visit activity remains high.

Permits issued report submitted to Planning Board Secretary to be included in minutes.

<u>Permit Issued</u>	<u>Applicant</u>	<u>At Location</u>	<u>Description of Work</u>
19-12 06/11/19	Barley Legal Fireworks	1302 Route 414	Temp. Tent Sales

**Old Business**

Update on Pineview Circle Phase 2a and Resolution to suspend application until 2020.

Ithaca Neighborhood Housing Services missed out not receiving their requested grant \$ approval for calendar year 2019. They will resubmit grant and have requested suspension until sometime next year. Chairman Seem read entire resolution upon completion motion to adopt was moved by Kenneth Hauenstein, seconded by Al Smith which results as follows.

	<u>Yea</u>	<u>Nay</u>	<u>Abstain</u>	<u>Absent</u>
Lawrence Kesel	[ x ]	[ ]	[ ]	[ ]
Alan Smith	[ x ]	[ ]	[ ]	[ ]
Deborah Geary	[ x ]	[ ]	[ ]	[ ]
Kenneth Hauenstein	[ x ]	[ ]	[ ]	[ ]
Karen Thomson	[ x ]	[ ]	[ ]	[ ]
Henry Bickel	[ ]	[ ]	[ ]	[ x ]
Robert Seem	[ x ]	[ ]	[ ]	[ ]

Resolution was thereupon duly adopted.

### Seneca County Chamber of Commerce Finger Lakes Gateway Visitor's Center

Prior to the project status update, lifelong Tyre resident Councilman James Rogers requested an opportunity to address the Planning Board as follows;

About a year ago the Seneca County Chamber of Commerce purchased the property located on the corner of State Routes 318 & 414 in the Town of Tyre known as the Doctor Thomas Magee property. The Chamber of Commerce plans were to purchase the existing home and add on to it for office space and a Visitor Center. Then SHPO requested some very expensive changes to the Chamber of Commerce plans. Which brought the project to a halt and possibly derailing it completely. If the project is derailed, will SHPO maintain the property? The roof looks like it needs replacing, is SHPO going to replace it? If not the interior of the building would be destroyed. Other Tyre residents and I think SHPO should have been satisfied that the Chamber of Commerce planned to use the building and not demolish the structure. Thank you.

Chairman Seem thanked Mr. Rogers for expressing his and other Tyre resident comments concerning the Dr. Thomas Magee property pointing out that similar sentiments have been expressed by many. He further Happily reported that an agreement has been reached between SHPO and the Chamber of Commerce following recent conference calls. Technical assistance is available to address changes that the Chamber has propose changes to utilize the staircase. Project will now move forward and should appear on our July 23, 2019 agenda.

Scheduling Public Hearing to review Application and SEQR was moved by Karen Thomson, seconded by Deborah Geary, oral vote unanimous.

### Rauscher subdivision application

Town Engineer Mike Simon indicates all questions have been addressed by applicant. Project will now move forward. Resolution was read and adopted. During New Business a procedure error was identified prompting a voice vote to rescind this resolution.

Motion to rescind Resolution was brought by Karen Thomson, seconded by Deborah Geary, oral vote unanimous. Return to Old Business, Chairman Seem read the Resolution that the Planning Board received, considered and had the opportunity to review all information and supporting materials provided. The Town of Tyre Planning Board deemed themselves Lead Agency responsibilities for the project.

Public Hearing must be scheduled and posted for July 23, 2019.

Upon review and upon discussion completion, a motion to adopt the new resolution was moved by Kenneth Hauenstein, seconded by Deborah Geary and duly put to roll call vote which follows next page.

RESOLUTION OF THE TOWN OF TYRE PLANNING BOARD REGARDING  
APPLICATION BY DAVID AND KELLY RAUSCHER FOR A MINOR SUBDIVISION  
June 25, 2019

	<b>Yea</b>	<b>Nay</b>	<b>Abstain</b>	<b>Absent</b>
Lawrence Kesel	[ x ]	[   ]	[   ]	[   ]
Alan Smith	[ x ]	[   ]	[   ]	[   ]
Deborah Geary	[ x ]	[   ]	[   ]	[   ]
Kenneth Hauenstein	[ x ]	[   ]	[   ]	[   ]
Karen Thomson	[   ]	[ x ]	[   ]	[   ]
Henry Bickel	[   ]	[   ]	[   ]	[ x ]
Robert Seem	[ x ]	[   ]	[   ]	[   ]

The foregoing Resolution was thereupon duly adopted.

**New Business**

Minor Subdivision Application – Harry and Patricia Amidon, 822 SR 414, Waterloo, NY  
ZEO Reynolds indicated that all paperwork has been received, considered and ready to proceed. The Town of Tyre deemed themselves Lead Agency responsibilities for the project. Public Hearing must be scheduled and posted for July 23, 2019.

Chairman Seem read the Resolution, upon discussion completion a motion to accept the application as complete and adopt was moved by Alan Smith, seconded by Deborah Geary, duly put to voice vote which resulted as follows:

Yea: 5      Nay: 1      Absent: 1

The Resolution was thereupon duly adopted.

**Correspondence**

Latest issue Towns & Topics was discussed.

**Planning / Training / Website**

Planning: activity remains high involving Planning Board members preparing for and attending scheduled meetings along with behind the scenes activity.

Training: 3 more members have joined the 2020 club. First half 2019 status report to be issued to PB Chairman and ZBA Chairman on the first of next month.

Website: Another redevelopment meeting will take place next week at Finger Lakes 1. Chairman Seem & Secretary Kesel will meet with FL1 President, Jim Sinicropi and Account Executive, Sydney Rogers to discuss Chairman Seem’s action items and implementation strategy during the month of July. Jim Sinicropi will update Town Board.

**Adjourn monthly Planning Board meeting**

7:58 P.M.

Moved; Alan Smith

Second; Ken Hauenstein

Oral vote; Unanimous.

Respectfully submitted,

*Larry*

Next meeting July 23, 2019 - 6:30 P.M. in the Municipal Building, 1082 Gravel Road.