



Planning Board

Chair: Robert C. Seem
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Vice Chair: Alan Smith
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Secretary: Lawrence J. Kesel
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Minutes for the meeting: November 23, 2021, Remote Only via GoToMeeting.
Members in attendance: Robert Seem, Alan Smith, Lawrence Kesel, Henry Bickel; Deborah Geary, Kenneth Hauenstein, Karen Thomson, Douglas Jones

Representing Town of Tyre: Craig Reynolds, Zoning Enforcement Officer
Donald Young, ESQ., Young Law Firm

Guests: Harriet Haynes, Seneca County Planning Department
Beth Partee, Tyre Supervisor Elect
Tom Thomson, Tyre Councilman
Ken Sutterby, Tyre Councilman
Reggie Aceto, Tyre Councilman

Open November 23, 2021 Public Meeting

Motion to Open Public meeting was brought by *Alan Smith*, seconded by *Henry Bickel*. Chairman Seem informed everyone signed on thus far that the Planning Board still has questions unanswered with recent information responses from the applicant received too late to address without Engineering review comments available to the Board. He decided to pull the Wilkins RV application for subdivision, site plan and SEQR for establishment of recreational vehicle sales and service facility from agenda. He still offered the opportunity for Public Comment and accepted a request from Tom Thomson, Tyre Councilman to speak. Tom indicated that he personally has had transactions with Wilkins RV in the past with excellent customer service and attention. He is very pleased that Wilkins has selected Tyre for his latest facility. Chairman Seem requested public comments another two times. No public comments were received, Chairman Seem requested second time. The Public Hearing will be closed tonight, re-advertised, for the regular Planning Board meeting December 28, 2021, at 6:30 P.M. A motion to close Public Hearing was brought by *Alan Smith* and seconded by *Karen Thomson*.

Open Town of Tyre Planning Board monthly meeting

Chairman Seem opened the October 26, 2021, Planning Board meeting @ 6:51 P.M.

General Public Comments:

Chairman Seem requested comments from the public twice, hearing none he proposed moving Ms. Harriet Haynes, Seneca County Planning and Community Development Department discussion regarding updating the Planning Board on the final Seneca County GML-239 MOU and the Seneca County Agriculture and Farmland Enhanced Program earlier in tonight’s agenda. No one objected, proceeded with the overview and discussion at this time on the agenda.

Discussion by Harriet Haynes regarding the final Seneca County MOU and the Seneca County Agricultural & Farmland Enhancement Program.

The Memorandum of Understanding had been distributed to Planning Board members prior to this meeting. Ms. Harriett Haynes reviewed changes to the 2012 Memorandum of Understanding sharing the reasoning behind changes addressing questions from the Board.

Seneca County Agricultural and Farmland Enhancement Program also distributed prior to the meeting, was discussed next addressing issues leading to current changes to the program. Chairman Seem and the entire Planning Board thanked Harriet for her time speaking and addressing these important documents, greatly appreciated.

Attendance

Eight Planning Board members in attendance including alternate.

Approval of minutes of prior meetings: October 26, 2021

Motion to approve minutes as presented:

Moved by Karen Thomson, Seconded by Alan Smith, Oral vote, Unanimous.

Report of the Zoning Enforcement Officer

1. Two Zoning Permits have been issued since October 26, 2021, meeting.

<u>Permit</u>	<u>Date Issued</u>	<u>Owner</u>	<u>Location</u>	<u>Description of work</u>
#21-25	11/18/2021	Love’s Travel Stops	264 Rte. 414	Install Business sign
#21-26	11/10/2021	Steve Skinner	2161 Rte. 318	Addition to garage

2. Loves’ Project is moving along slowly, but surely.

DOT permit water line installation finally approved 2 weeks ago

Still waiting for the DOT permit for traffic signal

Still waiting for the DOT permit for roadwork

Received the update water line installation plans

Still on temporary electric, waiting on wiring to arrive

Installation of water line has started

The opening will be after the first of the year

3. Wilkins RV Dealership still working on some outstanding paperwork, agreements and missing information before the Planning Board can move forward on an approval.

4. Seneca County IDA held a public hearing regarding the Wilkins Project. The IDA could approve the PILOT at their December 2, 2021, meeting
5. The sewer for the Wilkins Project is still being figured out.
6. del Lago is looking to re-submit the application for the pylon sign that will sit along the NYS Thruway. This project will come before the Town Board as del Lago is a PUD.
7. Did receive a phone call from a sign company regarding the Dunkin Donuts project. Project has gone out for bid. No work back from engineering yet.
8. On-site inspections being performed.

Old Business

Update regarding applications by Wilkins RV. No action to be taken

Chairman Seem informed everyone signed in during the initial Public Hearing immediately that he decided to pull the Wilkins RV application for subdivision, site plan and SEQR for establishment of recreational sales and service facility. One public favorable comment was received, no other public comments were received. The Public Hearing was closed tonight, will be re-advertised to the next regular Planning Board meeting on December 28, 2021 at 6:30 P.M. No other Old Business.

New Business

Discussion of signage at businesses in Commercial Zones East and West

The Planning Board discussed the creep of exterior sign numbers in our Commercial zones. This is a tricky issue in that we do not want to appear to be overly authoritarian and frustrate or antagonize businesses in our Town, even though they might be violating our Zoning Law. We decided the best approach is to work with the businesses that are in violation to seek their willingness to come into conformance without the need for citations. This will fall largely on the responsibility of the Zoning Enforcement Officer. We will re-examine the issue after we have reached out to the businesses. Atty. Young pointed out that while it is important for the Planning Board to know what is going on with this issue is more a Town Board issue than Planning Board.

Vacancy on the Planning Board

Chairman Seem informed everyone that the absentee ballot vote count following sometime after the November 2, 2021, confirming Henry Bickel successful candidate for one of the Town Councilman positions in 2022. This move has created an empty position on the Planning Board. Anyone with possible candidates should contact Chairman Seem. Reminder also that Ms. Harriett Haynes, Seneca County Planning and Community Development earlier mentioned that Seneca County does not have a representative from the Town of Tyre on their Planning Board.

Possible reschedule December PB meeting to December 21, 2021

Chairman Seem requested thoughts on changing the December 28th. to the 21st. Attorney Young did have a schedule conflict with the 21st. but was available on January 4th. if necessary.

Discussions continued, key issue of importance to the Planning Board was the rescheduled Wilkins RV application for Subdivision, Site Plan and SEQR tonight to next month. The conscientious regarding the importance keeping December 28, 2021, scheduled date.

Correspondence

Cornel Design Connect Solicitation

Chairman Seem passed along information he received from Cornell University School of Architecture & Planning Department offering Municipal Planning assistance. About two years ago Cornel did present a process to the Town of Tyre Planning Board involving the Magee Corners area. The resolution was taken over by our Engineering group. The program has since expanded, become more formalized and again being offered to Municipalities at a low reasonable cost covering student transportation. We expect the program to continue to expand providing this important service. Chairman Seem will continue to keep a file on this important service for future utilization involving another of our upcoming projects in the future.

Planning/Training/ Website

Planning:

Activity remains high again this month.

Training:

Zoning Board of Appeals, all 5 members have completed 2021 individual training requirements. Planning Board, 7 of the 8 members have completed 2021 individual training requirements. Documented year-end report will be ready to submit at the year-end Town Board meeting.

Website:

Chairman Seem and Secretary Kesel have been working with Fingerlakes1 to implement changes in the Town's website. Primary focus has been on correction of known problems on the site and improvements to the Planning Board's page so meeting transcripts and videos can be easily accessed. The actual video will be available on YouTube, our information is larger than FL1 capacity of 2 megabytes. Example, the October 26, 2021, meeting was over 2 gigabytes. We are also implementing a new feature that will allow us to automatically remove notices from the News Ticker banner on the front page once the event has passed. We also plan to add and cycle additional photographic scenes on the home page.

Motion to Adjourn @ 7:57 PM

Brought by Alan Smith, Second by Henry Bickel, Oral vote, Unanimous.

Larry

Lawrence J. Kesel,
Tyre Planning Board Secretary

NEXT REGULAR MEETING DECEMBER 28, 2021, @ 6:30 P.M.