

PRESENT: David Stringfellow, Chairman
Jennifer Lucachik, Secretary
Mitchell Martin
Mary Ann Rood
Dr. Paul Ziarnowski

Absent: David Bowen

ALSO Michael Kobiolka Town Attorney
PRESENT: Thelma Faulring Secretary to the Boards and Committees

Chairman Stringfellow called the meeting to order at 7:30 PM.

MINUTES

Mr. Stringfellow asked if there were any correction or additions to the minutes of the November 12, 2013, 2013.

Being none Dr. Ziarnowski made a motion to accept the minutes, seconded by Mr. Martin and carried.

CORRESPONDENCE

Secretary Faulring reported:

- Code Enforcement Officer Ferguson’s November and December end of month report
- Code Enforcement Officer Ferguson’s 2013 end of year totals report
- Code Enforcement Officer Ferguson’s letter regarding the inspection completed at 6405 Ward Road at the proposed bed and breakfast
- Information previously mailed to members regarding new date for Planning and Zoning Training – January 30, 2014 O.P Municipal Building - 7 – 9 PM

BACK CREEK CIDER MILL – PROPOSED PROJECT DISCUSSION

There was no representative present for the project.

Correspondence:

- Received Richard Brox review – previously mailed to members
- James Hannon review – in members folders
- Both reviews stated the submittal was incomplete

Member’s comments / concerns:

- No clear marking of the site – no location map
- This project is a better idea than previously proposed ones, such as an amphitheater or truck stop
- Plan show loading docks
 - How much of what store sells is going to be produced on that land?
 - Proposed apple orchard
 - Will take several years until the trees are mature enough to produce apples
 - Does this mean importing of apples; for how long
- R-A Zoning is appropriate for this proposed use
- Is hard cider going to be produced and sold?

Mrs. Rood made a motion to table discussion for this evening, seconded by Dr. Ziarnowski and carried.

LIAISON – COUNCILMAN BOARDWAY

Mr. Boardway was not in attendance this evening.

TOWN ATTORNEY KOBIOŁKA

Mr. Kobiolka reported:

- At the Organizational Meeting Councilman Boardway was appointed by Supervisor Ballowe as Liaison to the Planning Board
- Proposed resolution to lower the speed limit on the easterly end of Rice Road not to exceed 30 MPH
- Local Law #1 2014 proposed for moratorium on illuminated signage
 - Public Hearing to be held at Town Board meeting on January 22, 2014

- Pinecrest Subdivision update
 - Waiting for report from Code Enforcement Ferguson

ELECTION OF OFFICERS

Chairman

Mr. Stringfellow: Are there any nomination for Chairman?

A motion was made for David Stringfellow by Dr. Ziarnowski, seconded by Mrs. Rood

Mr. Stringfellow: Are there any other nominations? There were none

Mr. Stringfellow: Is there a motion for the secretary to cast one ballot?

Motion for the secretary to cast one ballot made by Mr. Martin and seconded by Dr. Ziarnowski.

Mr. Stringfellow: All in favor say 'aye'

4 ayes, Mr. Stringfellow was opposed

Mr. Stringfellow: Please cast one ballot for David Stringfellow for Chairman for 2014.

Mrs. Lucachik: So done.

Vice Chairman

Mr. Stringfellow: Are there any nomination for Vice Chairman?

A motion was made for Paul Ziarnowski by Mrs. Rood, seconded by Mr. Stringfellow.

Mr. Stringfellow: Are there any other nominations? There were none

Mr. Stringfellow: Is there a motion for the secretary to cast one ballot?

Motion for the secretary to cast one ballot made by Mrs. Lucachik and seconded by Mrs. Rood.

Mr. Stringfellow: All in favor say 'aye'.

All were in favor of the motion.

Mr. Stringfellow: Please cast one ballot for Paul Ziarnowski for Vice Chairman for 2014.

Mrs. Lucachik: So done.

Secretary

Mr. Stringfellow: Are there any nomination for Secretary?

A motion was made for Jennifer Lucachik by Mr. Stringfellow, seconded by Dr. Ziarnowski.

Mr. Stringfellow: Are there any other nominations? There were none

Mr. Stringfellow: Is there a motion for the secretary to cast one ballot?

Motion for the secretary to cast one ballot made by Dr. Ziarnowski and seconded by Mr. Martin.

Mr. Stringfellow: All in favor say 'aye'

Mr. Stringfellow: Please cast one ballot for Jennifer Lucachik for Secretary for 2014.

Mrs. Lucachik: So done.

At this time Mr. Stringfellow thanked those members for accepting these offices and especially to Mrs. Lucachik for the additional time she has spent on the Comprehensive Plan update.

Mr. Stringfellow: If there is no further business for this evening is there a motion to adjourn?

Dr. Ziarnowski: I have a couple of things. I think that it would be a nice gesture to send a letter to Boston Self Storage. He was very cooperative through the process and did all that we asked of him to improve that site.

Mr. Stringfellow: Thelma would you get a letter sent to Mr. Schreiber?

Secretary Faulring: Yes.

Dr. Ziarnowski: Also, I don't think that the bollards are secure enough around the propane tank at Sharco. They look like they could be easily knocked over if they were backed into.

Mrs. Lucachik: I stopped and looked at them and I think that they are in deep enough to be secure.

NON-AGENDA ITEM

6405 Ward Road – proposed bed and breakfast

Mr. Stringfellow read Code Enforcement Officer Ferguson's letter stating:

On January 13, 2014 an inspection was made at 6405 Ward Road, as requested by the Planning Board, of both the interior and exterior and in regards to the proposed bed and breakfast.

There is adequate parking for the use and the floor area for guests does not exceed the 33.3% stated in Section 123-25 B 2 (b).

BOSTON PLANNING BOARD

January 14, 2014

The interior meets the requirements for such occupancy; carbon monoxide and smoke detection has been hard wired in the proper locations; and exits are clear and accessible.

Following discussion it was the consensus of the members present to return a favorable recommendation to the Town Board and to have them schedule a Public Hearing for a Special Use Permit as requested by Ms. Cherry-Myers.

Mr. Stringfellow: Is there any further business for this evening?

Being none Mrs. Lukachik made a motion to adjourn, seconded by Mrs. Rood and carried.

Respectfully submitted,

Jennifer Lucachik
Secretary