Hamlin Planning Board Minutes

Wednesday, January 3, 2024

7:00 p.m.

The regular scheduled meeting of the Hamlin Planning Board was held at the Hamlin Town Hall located at 1658 Lake Road, Hamlin and was called to order by the Chairperson, Chris Schlieter at 7:00 p.m. with the locations of the fire exits and AED explained for those present. It will be asked that all cell phones and pagers be turned off for the duration of the meeting.

Roll call: Steve Lauth, Dave Martin, Chris Schlieter, James Nesbitt, Steve Hitner, Sharon Steigerwald.

Approval of the December 4, 2023 meeting minutes. A motion was made by Steve Hitner, seconded by James Nesbitt, to approve the meeting minutes of December 4, 2023 as recorded. Members polled: Steve Lauth aye, Dave Martin abstain, Chris Schlieter aye, James Nesbitt aye, Steve Hitner aye, Sharon Steigerwald abstain.

A motion to recommend a member for the position of Vice-Chairperson of the Planning Board for 2024. A motion was made by James Nesbitt, seconded by, Steve Lauth, to nominate Dave Martin as the Vice-Chairperson of the Planning Board for the year 2024. Members polled: Steve Lauth aye, Dave Martin abstain, Chris Schlieter aye, James Nesbitt aye, Steve Hitner aye, Sharon Steigerwald aye.

Present: Rich Miller, Phil Hurlbutt, Jena Crawford, Nick Crawford, Virginia Truelson, Jeanine Klopp

AGENDA

PROPERTY SPLIT **VIRGINIA TRUELSON**
40 ROTHS COVE

Application of Virginia Truelson, owner, Virginia Truelson, seeking a property split of 40 Roths Cove, Tax ID# 006.12-2-16.113/16.115 to create 2 lots. Zoning is S/R (Shoreline Residential). This will be named Jenna's Subdivision, a re-subdivision of Lot 2 Truelson Subdivision and other lands.

Rich Maier of Maier Land Surveying represented the applicant before the board. The intention is to split the property into 2 lots. Lot A & Lot B.
Attorney O'Toole stated that a short EAF is required. It is also an Unlisted Action Under SEQR. It is also a lot line modification.

Engineer J.P. Schepp added that he has no concerns as the lots are conforming and are buildable lots.

A motion was made by Steve Lauth, seconded by James Nesbitt, to schedule a Planning Board appearance on February 5, 2024 at 7:00pm. Members polled: Steve Lauth aye, Dave Martin aye, Chris Schlieter aye, James Nesbitt aye, Steve Hitner aye, Sharon Steigerwald aye. Motion carried.

AGENDA

COMMERCIAL SKETCH PLAN CONFERENCE **RICH MILLER**
52 RAILROAD AVENUE

Rich Miller is interested into using the property at 52 Railroad Avenue as a new use for 4 apartments. As the application was not complete this was only considered a discussion. There was a change of the applicant to add 6 -10 apartment units. Only a Single- Family Dwelling is allowed in the C-GB Zoning Code. Other options that are allowed in the C-GB Zoning Code are warehouses and/or motels and hotels.

There was no decision reached and the applicant will contact the Planning Board for a future appearance date.

DISCUSSION

Town Board Liaison Phil Hurlbutt reported that there are 3 applicants for the opening on the Planning Board. Tentative date for interviews is January 18, 2024. There has also been an official meeting with the consultant of the Farmland Protection Plan.

Conservation Advisory Board Liaison Jeanine Klopp reported that The Town Board approved Steve Rutherford for the position of Chairperson to the Conservation Advisory Board for 2024. She also added that Rob Westcott was appointed as a member of the Conservation Advisory Board to fill the position vacated by Clarke Mahaney.

J.P. Schepp, Town Engineer added that the Lakefront Sewer project is up and running and is functional. The Town of Hamlin received the American Sewer project Public Award.

Attorney O'Toole had no new legal news to report.

ADJOURNMENT

A motion was made by Steve Lauth, seconded by Dave Martin, to adjourn tonight's meeting barring no further business. Members polled: Steve Lauth aye, Dave Martin aye, Chris Schlieter aye, James Nesbitt aye, Steve Hitner aye, Sharon Steigerwald aye. Motion carried

The next scheduled meeting of the Hamlin Planning Board will be held Monday, February 5, 2024 at the Hamlin Town Hall located at 1658 Lake Road, Hamlin. The deadline for all applications and fees is January 16, 2024 at 12 noon.