**Town of Schroeppel**

**Planning Board Meeting Minutes**

**October 25, 2023**

*Attendees on October 25, 2023: Don Clark, Peter Stancampiano, Robert Loreman, Gordon Walts, William MacDonald, Lee Goodman, Regina Drumm, Leslie Orman, Wendy Lougnot, CCF*

1. Meeting to be called to order.
	1. Don Clark, Chairman, called the meeting to order at 7:00pm.
2. Pledge of Allegiance
3. Review and approval of the September 27, 2023 Planning Board meeting minutes.
	1. On motion of Bob Loreman and seconded by Gordon Walts, the Planning Board unanimously approved the minutes.
4. Huntly Road Subdivision - KBI - Bruno Properties; Jeff Moore
	1. Public hearing.
		1. On motion of Regina Drumm, seconded by William MacDonald the Planning Board opened the hearing at 7:01 pm.
			1. There were no public comments received.
		2. On motion of Peter Stamcampiano, seconded by Lee Goodman the hearing was closed at 7:03 pm.
	2. Board Review of proposed plan.
		1. On motion of Gordon Walts, seconded by Robert Loreman the Planning Board unanimously named itself as the lead Agency of this Unlisted Action and adopted a negative declaration for the purposes of SEQR.
		2. On motion of Peter Stancampiano, seconded by William MacDonald, the Planning Board unanimously resolved to approve the 3-lot subdivision as reflected on the Final Map entitled “3 Lot Subdivision Lands of KBI Real Property, LLC Huntley Road” prepared by Moore Land Surveying, P.C. Dated July 1, 2023.subject to the following condition: The Deed transferring Lot 3 to subsequent purchasers shall include a Right of Way over the “Proposed 60 Ft. Wide Right of Way” as reflected on said Final Map and shall include all language referenced in Note 7 on said Final Map.
5. Finger Lakes Stairs - Site Plan submission for building addition.
	1. Review of the revised documents.
	2. Original 2015 project received a variance from the NYS Codes office. This board requires that the NYS Codes office review the proposed addition and provide comment back to this board as to their approval of this addition and that it does not interfere or contradict any of the requirements set forth in their 2015 approval of the original project.
	3. Revisions to the site to limit the disturbance to less than one acre to avoid SWPPP program requirements.
	4. Finger Lakes Stairs to contact NYS Codes Department representative to provide review. Don Clark and Patrick Dolan are willing to attend a meeting with the state, if necessary.
	5. Don Clark to provide a letter to applicant that can be issued to the NYS Codes office that indicates that the town Planning Board and the town Code Enforcement office is in support of the project moving forward provided that the NYS codes office does not have any reservations related to their previous 2015 variance granted for the original project.
6. General inquiries / updates over the last months:
	1. Oswego River Road - possible subdivision request forthcoming.
	2. 2024 Budget meeting - Comp Plan work / Zoning funding in budget.
7. Next meeting is scheduled for November 22,2023 Planning Board meeting.
8. Meeting to adjourn.
	1. On motion of Peter Stancampiano and seconded by Regina Drumm the board unanimously voted to adjourn.