

**TOWN OF BARRE
PLANNING BOARD
MARCH 11, 2019**

CALL TO ORDER: 6:30 PM

BOARD MEMBERS PRESENT

Tom Keeler Wes Miller
Jean Depatie Kurt Dudley
Kirk Mathes Stephen Harling
Dr. George McKenna

BOARD MEMBERS EXCUSED

Jean Peglow

BOARD MEMBERS ABSENT

Eric Watson

Others present: Joachim Wietler, Rebecca Wietler, Jim Graham, Suellen Holler, Mary Walter, Richard Cox, Robin Nacca, Allan Walter, Brittany Maxwell (Sun Spin Media), Tom McCabe, Mrs. Dale-Hall and Sean Pogue.

Due to Mrs. Peglow being excused, Mr. Keeler appointed Dr. George McKenna to fill in on the board.

I. APPROVAL OF MEETING MINUTES

Mr. Harling made a motion to accept the minutes of February 11th. Seconded by Dr. McKenna and carried (7-0).

II. PUBLIC HEARING Joachim Wietler 14380 Gillette Road 117-1-46.121

The Public hearing was opened at 6:40 pm by Mr. Keeler.

Mr. Wietler stated that he will be storing equipment and parts for his business of restoring/fixing alignment equipment. The drawing in the application was changed for a clarification on dimensions.

Comments/questions were:

- There will not be vehicle repair on site for other people but may work on his own personal vehicles
- Has two trailers now but will be getting rid of one when it becomes dry enough to move it
- Has six storage units now in town
- There is one lift now but will be moved when dry
- Would like to increase the height on the left side up some and seed along with the addition

- Special Use Permit is similar to other uses in the town
- Addition is in compliance with town set backs
- Has a regular repair shop in town
- Any conditions would be in place for the year but any changes would need a modification made and a return to Mrs. Dale-Hall and the board
- Two 18-wheel boxes are a movable structure (9'x40')
- A culvert pipe was left out/not shown (north side of Gillette Rd. going under the road). Water now flows thru the field very slowly. The drainage will be blocked if built.
- Should do a topographic study
- Field behind (south side of the road) is very high
- Everything merges and nowhere for the water to go
- Was a roadside ditch at one time
- Another neighbor does not want the water going on their property either
- A survey was done years ago
- Mr. Brookes, highway superintendent, and Soil and Water could make a determination
- The next door neighbor states that there is a security camera pointing to her property and would like it pointing down and not on her property. The planning board does not have jurisdiction regarding the security camera

Resolution 2-2019

Introduced by: Dr. George McKenna
 Seconded by: Mr. Kurt Dudley

Table action on the application of Mr. Wietler for the purpose of working out the drainage issues for all neighbors involved (east and west).

The Resolution was approved.

Another public hearing will be scheduled for April 8 to discuss the drainage issues providing the situation has been looked into with information. Mrs. Dale-Hall stated that the board has 62 days to act on an application with an extension available if both parties agree. Mr. Wietler agreed.

- The site plan could change.
- SEQR will be completed at the next meeting

The public hearing was closed at 7:18 pm.

Mr. Dudley and Mr. Mathes will contact Soil & Water, with applicant talking to Mr. Brookes.

III. OLD BUSINESS

Mr. Keeler stated that he and Mr. Miller have been working on the Solar Policy in December and January. Mr. Keeler submitted a letter excusing himself of all solar discussions and decisions as Keeler Construction has been approached to have Solar on their property.

In regards to the Solar Policy:

- Page 4 – 3 feet from the edge (135-116) is referring to the panels itself and not the cable
- It was asked if we have met with anyone from solar companies. Maybe have them come and talk with us. Why not expose ourselves to it.
- Page 7 – Setbacks (H B) 100 feet from any property line seems excessive. However once a berm, trees, hedge row etc. then maybe not. Page 5 also which is incorrect.
- Setbacks coming from Mr. Lance Mark?
- Last page – town opt out is standard wording
- 315-116 3 feet higher than system to panel? Change to 50 feet

Resolution 3-2019

Introduced by: Mr. Kurt Dudley
 Seconded by: Jean Depatie

Since everyone is in agreement, the changes discussed be made and submit the proposed solar policy to the Town Board

The Resolution was approved.

In regards to subdivision, Mr. Keeler stated that the Town of Gaines consists of 350 plus pages. Pembroke has 10 pages which is very vague. We need to come up with a middle ground proposal.

- Property owners can do what they want with the land
- Issue if we did all land separations (farm land versus residential)
- How far do we take it?
- Clarendon and Gaines residents must file a survey with the planning board and it must be stamped by the planning board
- Mr. Keeler will get some wording
- Zoning should also be here
- Right now its buyer beware – could be land locked, non-conforming etc.
- Have one for those under 5 acres?
- Approval form?
- Problem lies where its measured from

Mrs. Dale-Hall stated that she has not heard from Joe Quill yet. Shirley Nigro’s sale has gone through.

IV. NEW BUSINESS

Mr. Keeler wanted to bring up the Ag & Markets Law making everyone aware of it as Mr. Weitler’s application did not have to go to County because of the law according to Mr. Tim German.

There are a couple trainings coming up

- DEC & Monroe Soil & Water on March 20th in Webster
- Monroe County’s Spring Land Use Decision-Making Training Program

- April 10th 4:30-9 pm Preventing Flood Damage through Intermunicipal Project Review & Floodplain Overlay Districts: What is it, and could it be a tool for your community's resilience toolbox?
- April 24th 4:30-9 pm Introduction of Planning & Zoning
- April 29th 4:30-9 pm The New SEQR Basics: 2019 Changes to the State Environmental Quality Review Act
- Spring Regional Local Government Workshop May 17th at Burgundy Basin Inn in Pittsford 9 am – 5 pm

V. COMMUNICATION

ORLEANS COUNTY PLANNING BOARD

At the February 28th meeting:

- Training courses making the cut were Local Regulations enactment procedure, Site Plan Review, Form based zoning and Shared Services
- Shelby's request for Local Law regulating Solar Energy Systems was approved
- Shelby's request for Local Law regulating Mobile Food Vehicles was approved
- Kendall's request for Amendments to the Comprehensive Plan Map for Rezoning on Peter Smith Road was approved
- Kendall's request for Amendments to Zoning Map for Rezoning on Peter Smith Road was approved
- Carlton's request for Amendment to Zoning Ordinance establishing a Private Airport by Special Use Permit in RR, WR, WD, and B Districts was rejected as there was not a SEQR. It was asked if there was a Deficiency Report and there was not.
- The new recycle bins will be bimonthly pickup. It will not be the same for garbage.

VI. ADJORNMENT

Dr. McKenna made a motion to adjourn the meeting at 8:58 pm; seconded by Mr. Mathes and carried (7-0).

Lee A. Preston, Clerk