

**TOWN OF ULYSSES
PLANNING BOARD
MINUTES
02/04/14**

Approved 4/1/14

Present: Chairperson Rod Hawkes, Board Members: Sarah Adams, Stan Beames, Brian Cutler, Richard Garner (Alternate), Andy Rice, Rebecca Schneider, John Wertis, Town Board Liz Thomas

Public: Greg Reynolds

Call to order

Mr. Hawkes called the meeting to order at 7:00pm. He asked for comments/changes to the agenda.

Agenda Review

Ms. Adams stated she would like to address the purpose of each meeting e.g. work 1st meeting then business at the 2nd meeting.

Mr. Wertis would like to review the alternate member process, especially if all members are present.

Mr. Cutler would like to request orientation and training dates and processes.

The members agreed to the changes.

Mr. Reynolds asked for a copy of the agenda, a copy was provided. He asked that the privilege of the floor be changed to the end of the meeting.

Mr. Wertis MADE the MOTION, Mr. Beames SECONDED the MOTION to change this item to be discussed at the end.

The vote was UNANIMOUS, MOTION APPROVED.

New Business

Mr. Hawkes stated they had received a rezoning request for part of 1607 Trumansburg Rd.

Ms. Adams MADE the MOTION to postpone to the next business meeting, Ms. Schneider SECONDED the MOTION.

The discussion concluded with the members being uncomfortable making a decision; especially as the applicant and our Zoning Officer are not in attendance. This was a contentious area a year or so ago and was being addressed while reviewing zoning. The Town Board had already reviewed and chose to move forward by asking the Planning Board for a recommendation. This is part of the Route 96 corridor study, concern about

building up and increasing what has happened prior in this area. Babcock built across the street due to no longer needing the big building; they required shrubs etc to make the building more aesthetic. Ultimately, the business was gone and the buildings are now empty. Concern for scattering along Route 96, another example is the Mini Golf area. The vote was taken.

The vote was UNANIMOUS, MOTION APPROVED

Alternate Member Policy

Mr. Hawkes asked the members to review and discuss. There was a discussion as to why the alternate had been approved with the zoning. Ms. Thomas stated it was her impression this Board had reviewed this but would follow-up. The policy was reviewed and NYS allows a 7 member board, however does allow an alternate due to absences, emergencies, conflict of interest etc. The discussion continued as to if the Board felt the alternate should be allowed to participate in discussions, and the benefit of having an alternate that is up to date and informed of the issues on the table. Would this be expanding the Board to 8 members, not if only 7 members are allowed to vote. If the alternate is allowed to participate, the alternate could effectively swing the vote if presents a good case.

Mr. Wertis MADE the MOTION, Mr. Cutler SECONDED the MOTION that the alternative be able to participate in discussion of topics as presented to the Board.

The vote was taken as follows:

Ms. Adams Abstained
Mr. Beames AYE
Mr. Cutler AYE
Mr. Hawkes AYE
Mr. Rice AYE
Ms. Schneider AYE
Mr. Wertis AYE

Mr. Garner DID NOT VOTE.

Mr. Hawkes MADE the MOTION, Mr. Beames SECONDED the MOTION to table any further discussion of alternate policies until Ms Kiley is present.

The vote was taken.

The vote was UNANIMOUS, MOTION APPROVED.

Trainings/Procedures

Ms. Thomas stated they are scheduling an Ethics and Municipal training for the early part of March; she noted they have invited the Village of Trumansburg hoping to increase inter-municipal dialogue. A few members stated they would be out of town for those dates, Ms. Thomas asked them to send additional dates they would be available.

Mr. Hawkes stated he is hoping to tighten up procedures for the meetings. He would like to follow the Roberts Rules of Orders. He felt staying on the agenda times would make the meetings run more efficiently. He requested Ms. Carlisle Peck be the timekeeper for the Board. He requested Mr. Rice serve as parliamentarian for procedures.

The members discussed this, it was noted if a member felt more or less time should be allotted it could be modified during agenda review. One had experience in that the packets were prepared at least a week in advance. The Planner would write an analysis, this would include excerpts of the plan and laws. Any old resolutions or actions on the site would be included. All members should review and come prepared. Background reviews and variances would be helpful. This Board has not had the experience some of the older members had; they felt they are being given the information in good format. It was noted with the new Town Clerk and other's being brought on board, work had been transferred to the planner. Ultimately, this would not be the case. They have hired a new clerk to assist and hope for all to be caught up. The agreed with following Mr. Hawkes' suggestions and requests.

Cayuga Compost

Mr. Hawkes stated the next item on the agenda is Cayuga Compost site plan. It was noted there are still property line concerns as well as where the facility is located on the site. Mariette is still reviewing for recommendation; they have not received this yet.

Ms. Rice MADE the MOTION, Ms Schneider SECONDED the MOTION to table any further review of this site until issues have been resolved and recommendation from Mariette have been received.

The vote was UNANIMOUS, MOTION APPROVED.

Village Water Line

Mr. Hawkes stated the next item on the agenda is the new water line for the Village. He asked Ms. Thomas to provide details on this item.

Ms. Thomas stated they are digging the well at Taughannock Park; 3 routes were considered. She drafted and sent a letter to them; she based her preference on the Comp Plan. She indicated the Falls Road plan would benefit the Town the most. There are still issues to be dealt with such as, the billing system, would the Town form a district or pay the village, would it be billed at the 1 ½ rate as others are. The water main would be off Falls Road, it is not the best scenario as it is close to the creek and closer to the village. The Route 89 option was worse for development as this area is part of the Conservation Zone. It takes the water line out of the steep slope area. They could send a strong message if desired. This Board could inform the Village/Town Board's that they would not want hookups allowed on this line. Attending the Village Board meeting is also advisable to get this Board's message across.

The members discussed the water line and concern as to why this process has gone on for so long without access to the engineering reports, economic reports and cost reports. These reports had to have been done to get to this point. There are agricultural lots in this area; introducing a water line could have negative impact by indirectly encouraging development. The Planning Board was not consulted on any of this; what can they do at this point-can they prohibit hookups, property values could be changed by this line, agricultural issues were never discussed as well as input to the water line placement. The members were in agreement with these issues.

Ms. Schneider MADE the MOTION, Ms. Adams SECONDED the MOTION as follows:

The Planning Board would like to review the maps, engineer reports and prepare a list of concerns and impacts to this area of the Town. Ms. Schneider would review the document for this Board.

The vote was UNANIMOUS; MOTION APPROVED.

WORK PLAN-Open Space

Mr. Hawkes stated they would appreciate guidance from the Town Board regarding priorities they would like this Board to work on.

Ms. Thomas stated open space plan is important; also, they would be forming an Ag Committee as part of the Ag/Farmland Plan. This group could be dovetailed with this committee to develop the open space plan.

The Board discussed new zoning such as form based zoning. It was noted this is more applicable in denser areas. Ms. Schneider contacted a professor who might offer an intern for this project. She has had no response.

Ms. Thomas stated the Town Board has assigned them to focus on the Jacksonville area for possible zoning changes. They are looking at Code Enforcement, but may involve changes. This is a heads up for this Board to consider when preparing a work plan.

Mr. Hawkes MADE the MOTION, Mr. Beames SECONDED the MOTION as follows:

The Planning Board would postpone finalizing a work plan until the 03/04/14 meeting date.

The vote was taken, UNANIMOUS-MOTION APPROVED.

Mr. Hawkes stated they have minutes to approve.

Ms Adams MADE the MOTION, Mr. Beames SECONDED the MOTION as follows:

The Planning Board would like to table review/approval of the minutes until the next meeting date.

The vote was taken, UNANIMOUS-MOTION APPROVED.

Mr. Hawkes adjourned the meeting at 8:32 pm.

Respectfully submitted,

Robin Carlisle Peck
Administrative Assistant