

MINUTES OF THE PLANNING BOARD OF THE TOWN OF KINGSBURY

Minutes of October 20, 2021

MEMBERS PRESENT:

Robert Dingman, Chairman
Randy Getty
Karen LaRose
Les Macura
Todd Murphy– Alternate

MEMBERS ABSENT:

David Gauci (Excused)
Tim LaSarso (Excused)
Randy Weaver (Excused)

Enforcement Officer

Todd Humiston

TOWN ATTORNEY

Jeff Meyer, ESQ., Town Attorney

The meeting was called to order by Chairman Dingman at 6:30 P.M.

Roll call of all Members and Officials.

Chairman Dingman asked to have the minutes of the September 15, 2021 to include the following:

1. The Dix Avenue Town Home Cottages project submitted by Schermerhorn Real Estate Holdings LLC on or about November 20, 2020, has been withdrawn. The group will however move forward with the previously approved Senior Housing Project.
2. In reference to Mr. LaSarso's comment about hooking up to the sewer, it should be noted that discussion ensued and the suggestion was made that all interested parties should meet together with their attorney's if necessary to determine the real issue. Is it the moratorium, is it hookup costs, is it out of district use costs? Communication is the key if we are to move forward.

Chairman Dingman of entertained a Motion to Approve the Minutes of September 15, 2021.

ON A MOTION BY MR. MACURA, seconded by MS. LaRose the minutes of the September 15, 2021, meeting were approved as amended.

AYES: 5

NAYES: 0

ABSTAIN: 0

MOTION CARRIED

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1. KATRAYLA AND JEFF BLAIR – owner of tax map #154.-8-1-23 commonly known as 5 Harrison Avenue located in the Commercial Zoning District, is seeking site plan approval for the construction of an advertising billboard at this location. Plans for proposal are available at Kingsbury Town Hall, 6 Michigan Street, Hudson Falls, New York during regular business hours.

Chairman Dingman stated the Public Hearing is still opened.

Chairman Dingman asked Mr. Humiston, Enforcement Officer to bring the Board up to date as to what happened at the Zoning Board of Appeals meeting.

Mr. Humiston stated there were members of the public that spoke in support of this project and against it. The ZBA did approve the zoning variance for the one billboard already built and would not approve the other two billboards.

Mr. Blair stated the billboards will not contain profanity religious content nor political materials(s).

There being no comments from the public, Chairman Dingman closed the Public Hearing.

ON A MOTION BY Ms. LAROSE and seconded by Mr. Murphy the Kingsbury Planning Board declares lead agency status and having reviewed the short form SEQRA submission and having taken a hard look at the potential environmental impacts finds that there are no potential negative environmental impacts anticipated from this project and the Board issued a negative declaration on the project.

Discussion ensued among the board with questions being addressed by the Applicant.

The Board then reviewed the proposed resolution.

Resolution No. of October 20, 2021

SITE PLAN REVIEW – Katrayla and Jeff Blair, as owners of Tax Map #: 154.8-1-23 commonly known as 5 Harrison Ave, Town of Kingsbury, located in the COM1A Commercial Zoning District, is seeking Site Plan approval for the construction of proposed advertising billboard at this location. This action is pursuant to Section 280-23 (G) of the Code of the Town of Kingsbury.

ON A MOTION BY KAREN LAROSE seconded by RANDY GETTY, based on all of the evidence and materials submitted by the Applicant and the representations made at the meeting, the Application is hereby approved subject to the following conditions:

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- (1) Lighting shall be as presented without off-site spillover.
- (2) The Applicant agreed to ensure content on billboard is not obscene, controversial or political in nature due to the proximity to local schools.
- (3) All information and representations contained in the materials submitted by the applicant and discussed at the meeting are incorporated herein as conditions.

This Resolution shall take effect immediately.

PRESENT:

Robert Dingman, Chairman
Randy Getty
Karen LaRose
Les Macura
Todd Murphy– Alternate

AYES: 4

NAYES: 1

ABSTAIN: 0

MOTION CARRIED

ON A MOTION BY MR. MURPHY, seconded by Ms. LaRose, all in favor, the meeting was adjourned at 7:00 P.M.

Michelle Radliff
Secretary