

Zoning Commission

Meeting Minutes

March 11, 2019

Present: Paul Bursic, Charlie Stevenson, Martin Conwell, Peggy Scott, Kara Cusolito
Linda Tikofsky, David LaMoreaux, Mike Bergen, Lori Welliver {via telephone}

Absent: Larry Jaynes

Others Present: Chelsea Robertson, Stephanie Yezzi (STC), Kristin VanHorn (Schuyler County)

Public: Chris King, Christine McAfee, Johnathan Wasson, Lisa Dean & 2 Other

- 1) **Call to Order:** 6:01pm by Paul Bursic
- 2) **Previous Minutes:** meeting minutes from 2/11/19 were approved
motion by D.LaMoreaux seconded by L.Tikofsky
Passed: Yeas: 7 Nays: 0
- 3) **Five Minute Public Comment:**
Chris King: feels all correspondences, letters and emails and any information that the zoning commission goes over be made available to the public.
- 4) **STC proposed agenda: [continue discussion preliminary use chart]**
The zoning commission discussed the permit requirements of **15 BUSINESS USE** types per zone district. Several permit amendments were made and highlighted in red, on STC's chart. C.Robertson will provide an updated proposed USE CHART at the next zoning commission meeting.

K.Cusolio stated: large scale automobile lots are a concern and we should revisit this use
Zoning Commission: discussed the difference between a bar and night club (clarification needed)
C.Robertson: hours of operation and noise are controllable via zoning
C.Robertson: design guidelines could be adopted for convenience/mini-market with gas
C.Robertson stated: we should consider adding USES that are not listed on the initial USE chart
K.VanHorn stated: it is important to realize that zoning is an evolving process and changes to zoning will be
made over time
- 5) **Local Waterfront Revitalization Program (LWRP)**
Alvin White, Hector Supervisor, stated the Town was awarded a LWRP grant in the amount of \$110,000 of which New York State funds \$82,500 (75%) of the grant. Smith Park renovation project started the process of securing funding. LWRP consists of a 23 step plan and the process can take anywhere from 15 months to 3 years to implement. One of the first things that needs to be done is to create a Waterfront Advisory Committee. Alvin feels that one or more members from the Zoning Commission would be beneficial as members of the Waterfront Advisory Committee. The overall LWRP would incorporate a plan and process for Smith Park as well all of the 11 miles of lake front property that is within the Town of Hector. C.Robertson stated that the LWRP could devise a plan that might need to coexist within potential zoning laws or vice versa.
- 6) **New Business**
 - a) **STC annual conference at CCC, Thursday April 4th, 2019**
Zoning Commission members welcomed to attend
Cost: \$50, all day event, speakers, training sessions
 - b) **Member Items**
C.Robertson will advocate to acquire grant monies for expansion of broadband/high speed internet
for unserved and underserved areas within the Town of Hector
- 7) **Second public comment period:** none
- 8) **Adjourn:** motion from K.Cusolito seconded by D. LaMoreaux at 8:08pm