

# Zoning Commission

## Meeting Minutes

July 9, 2018

Present: Paul Bursic, Kara Cusolito, Peggy Scott, Lori Welliver, Charlie Stevenson, David LaMoreaux,  
Larry Jaynes, Martin Conwell, Linda Tikofsky  
Others Present: Chelsea Robertson (STC), Stephanie Yezzi (STC), Kristin Van Horn (Schuyler County)  
Absent: Mike Bergen  
Public: Carl Langenford

- 1) **Call to Order:** 6:02pm by Paul Bursic
- 2) **Previous Minutes:** approved - motion from L. Jaynes, seconded by L. Welliver  
Passed: Yeas: 9 Nays: 0
- 3) **Public Comment:** none
- 4) **Public Meeting Sites Updates:** no new information
- 5) **Public notices for the upcoming informational meetings:** K.Cusolito submitted an informational sample draft of an advertisement we might use to inform the residents in the Town of Hector of the (4) upcoming public meetings. She will make adjustments as per zoning commission discussion and will resubmit at next meeting. M.Conwell and P.Bursic will get costs and deadlines associated with placing this ¼ page advertisement in various newspaper outlets and will report back at the next meeting.
- 6) **STC consulting team review:** C.Robertson and S.Yezzi outlined the basic structure of the upcoming public meetings. The first part of the meeting (30-40 minutes) would be spent explaining what zoning is and how it relates to the Town's comprehensive plan. The next (20 minutes) would consist of conducting an activity with the public present at the meeting. This activity would include maps and conversations. The final (20 minutes) would consist of the public providing input through a prioritizing activity followed by a Q&A period.  
  
**Continued review of the Hector Comprehensive Plan in dialogue with STC:** This document is included as an attachment. As indicated, the document reviewed the following Comprehensive Plan topics: (1)Hamlet Revitalization, (2)Residential Living, (3)Natural Resources, (4)Water Quality, (5)Infrastructure, (6)Transportation, (7)Land Use, (8)Agricultural & Farmland, (8)Economic Opportunities. Topics (6) through (8) were reviewed by STC during our meeting. C.Robertson and S.Yezzi read through this document. Solutions that were discussed in more depth included bike lanes, planning board, zoning board of appeals, AG districts & minimum lot sizes. C.Robertson suggested that should zoning become a reality in the Town of Hector, the responsibilities of the planning board and zoning board of appeals should be specifically written into the zoning laws of the Town.
- 7) **New Business:** none
- 8) **Public Comment:** C. Langenford mentioned the Town of Hector had original planning regulations approximately 30 years ago. His hopes are that many of the regulations that were part of the original plan, such as height restrictions, building colors, curved driveways would not be included in the updated regulations. He also feels that a bike lane on State Rte 414 is too dangerous. He would encourage that Town Board members attend the upcoming public zoning meetings.
- 9) **Confirm next month's regular meeting with STC:** confirmed - Monday - 8/13/20158 - 6pm
- 10) **Adjourn:** motion by D.LaMoreaux, seconded by L.Jaynes at 8:05pm