

Minutes of the Town of Sennett Planning Board meeting held on Thursday, September 5, 2024 at the Town of Sennett Office Building.

Members:

Robert (Bob) Edmunds, Chairman

Mike Szozda

Jerry Sankey

Jeremy Bacon

Joe Giacona

Dominic Giacona, Attorney

Shaun Logue, Engineer-MRB Group

Absent: Members- Gideon Driscoll, Dan O'Hara-Alt.

Bob opens the meeting at 7 PM with the Pledge. Bob asks if everyone received the minutes from the meeting in August and asks for a motion to approve the minutes. Jeremy makes a correction that his father-in-law's name was written incorrectly and asks that his name be changed to "Lewis O'Hare." Based on this condition, Jerry makes a motion to approve the minutes, Mike seconds. All ayes.

Next, Shane O'Connor from TDK Engineering is present representing his clients, Ken and Diana Sroka. Shane states that he received the comment letter from MRB and addressed their notes. They forwarded the revised drawings to MRB and the board. Shane also states there is a blanket easement for the stormwater plan in the works with Sroka's lawyer that they will forward to the Town when complete. Shane also states that the missing page of the SEQR has also been finished. MRB has not made additional comments yet, Shaun states that he has not reviewed TDK's response yet, but he does not have concerns.

In their August meeting, the Planning Board declared intent, with no objection. Shaun completed Part 2 of the EAF and did not identify any negative environmental impact. The Board has the SEQR in front of them. Jeremy makes a motion to declare the Town of Sennett Planning Board as Lead Agency. Joe seconds, all ayes. Bob reads Part 2 of the EAF. Shaun clarifies that typically, a pole barn would be an unlisted action, but the Town Board has some level of commitment with a PDD. Bob asks if there are any questions. None. Mike makes a motion to approve the SEQR determination, Jerry seconds. Roll call vote—all ayes.

Dominic informs the applicants that the County Planning Board did not complete a 239 review of the project because of the incomplete SEQR. Dominic states that the Town Planning Board is only required to send the materials that they need to approve an application. Therefore, Dominic believes that the Town complied with the requirements and there is no need to wait for a 239 approval to vote on the site plan. If the Town Planning Board approves the site plan, they are permitted to reject any comments from the 239 review. The Town Planning Board needs the super majority vote. Jeremy makes a motion to approve the site plan with the conditions of approval by MRB, letter from the DEC, all paid fees, and inspection from the Town Code Enforcement Officer. Joe seconds the motion. Roll call vote—all in favor. Motion approved.

Bob tells the board that new documents were received for Pizza Hut earlier in the day so the Board should expect that next month. There is no other new business.

Joe makes a motion to adjourn, Jerry seconds. Meeting adjourned.

Respectfully submitted,

Heather Edmunds