

## Planning Board Minutes

January 4, 2022

**The regular meeting of the Village of Pulaski Planning Board was duly held on the 1<sup>st</sup> Tuesday of January 2022 at 7:15 P.M. in the Auditorium of the Snow Memorial Building, 4917 Jefferson Street, Pulaski, NY 13142.**

**Planning Board Members Present:** Melissa Wadkinson, Chairperson; Ernie Wheeler, Co-chair; Benjamin Ives, Commissioner; and David Rockwell, Commissioner.

**Absent:** Kathleen Allen, Commissioner

**Village Officials and Staff:** Joshua Smith, Code Enforcement Officer; Jan Tighe, Mayor; Cathy Spinney, Deputy Village Clerk and Treasurer; and Jennifer Gibbs, Part Time Clerk.

**Guest(s):** John Parker, Owner of 3734 State Route 13; Mark Thompson and Mark Crandall of GYMO Architecture, Engineering & Land Surveying D.P.C., representing Connex Care; and residents Robert H. Stranton, Shelly Joss, Diane Morrison, and Howard Morrison.

The meeting was called to order by Chairperson Melissa Wadkinson at 7:18 PM. Co-chair Ernie Wheeler made the motion to accept the agenda and Commissioner Ben Ives seconded it. The motion passed with all in favor with a correction of Chairperson Melissa Wadkinson last name.

### **Agenda Item #1: Public Hearing for 3734 State Route 13**

There was no discussion from the public regarding 3734 State Route 13. There was a roll call vote with Chairperson Melissa Wadkinson, Co-chair Ernie Wheeler, and Commissioners Ben Ives and David Rockwell voting unanimously in favor of reaffirming the determination of a Negative Declaration on the SEQR assessment form originally voted for on December 6, 2021.

### **Agenda Item #2: Public Hearing for 61 Delano Street**

Mr. Tompkins and Mr. Crandall from GYMO, were present with drawings, conceptual lighting details, a letter from the NYS Parks, Recreation and Historic Preservation stating that it is in the opinion that OPRHP that no historic and/or archaeological resources listed in the NYS and National Registers of Historic Places will be impacted, and to answer any questions from the Public and Board for approval of the Site Plan for 61 Delano Street.

Several guests including Robert H. Stranton, Shelley Joss and Howard and Diane Morrison were concerned about two issues. One was the lack of notification to the residents in the immediate area of the 61 Delano Street/Connex Care expansion regarding this public meeting by mail or direct contact.

The residents were also concerned about the snow and storm water runoff from the expansion would add to the current flooding issues the residents are facing at present and would like assurance that the flooding is not going to get worse. Mr. Tompkins said the project would

not make the flooding worse. Mr. Thompkins had previously informed the Board that the project was subject to DEC Stormwater Pollution Prevention Plan (SWPPP) and this study would address the runoff issues and that the size of the ponds or other measures that would be necessary to prevent additional flooding. Commissioner Ernie Wheeler and the Board requested that the DEC SWPPP review be presented to the Planning Board when completed and in compliance before approving the Site Plan. Mr. Thompkins requested that the Board determine that the project is in compliance of all the other zoning laws first and provide preliminary approval and then they would move on to the next step of DEC SWPPP because the study is costly.

It was decided to postpone the decision on the Site Plan to have a walk through with the concerned parties and schedule another Public Hearing.

### **Agenda Item #3: Previous Minutes – December 06, 2021**

David Rockwell made the motion to accept the minutes for December 6, 2021, and Ben Ives seconded the motion. There were no corrections or discussion. The motion passed with all in favor.

### **Agenda Item #4: Monthly Building & Zoning Report**

A motion was made by Ernie Wheeler to accept the Building and Zoning Report for December 2021. The motion was seconded by David Rockwell.

Code Enforcement Officer Joshua Smith updated the board on the following projects:

Selkirk Landing still does not have a tentative date on when Nation Grid will be there but have a meeting with them to review the site. By the end of the month all the buildings should be erected and sided.

Healthway is finishing up the roof and insulation. The flow testing of the hydrants has been completed but the results have not yet come back. Melissa Wadkinson requested we add to the agenda at the next meeting an update on the flow test results. The project should be complete by the end of spring.

A residence on Delano Street began work on a roof without a permit but has since come in and received one.

The R & R shop should be back up and running by January 20, 2022.

Melissa Wadkinson had a question about whether any action has been made concerning complaints from Hinman Road flooding. Joshua Smith stated it would require an engineering study to ascertain where the water is coming from. Mayor Jan Tighe noted that a grant has been awarded to Oswego County Soil and Water of \$30,000 to study the area near Salmon Meadows on the West side of the Village and she is hoping they will extend that study to the area including Hinman and Windcrest Drive.

The motion to accept the report passed with all in favor.

**Agenda Item #5: Old Business**

There was no old business to discuss.

**Agenda Item #6: New Business**

There was no new business to discuss.

**Agenda Item #7: Other**

**A. Meeting Policy**

The meeting policy was briefly reviewed, and it was agreed that there should be a form for the Planning Board's decisions.

**B. 2020 Village Minutes**

The Board briefly reviewed the list of minutes needed from 2020. Commissioner Ernie Wheeler brought in everything he had.

**C. Update on Village Projects**

Mayor Jan Tighe provided a document to update the Board on Village projects and reviewed the three grants that have been awarded. The first was the \$30,000 with the Village putting in \$6,000 for a total of \$36,000 to study for the Springbrook flood plain area of the Village. The second was for Oswego County Soil and Water \$30,000 for the engineering study for West side of the Village. The final grant was for installing the water meters. There was a brief discussion on the appropriate price of the Village water. The Planning Board asked to be provided an update quarterly regarding ongoing projects.

**D. NYS Tug Hill Commission Conference**

There will be a NYS Tug Hill Commission Local Government Conference on April 19, 2022, at the Turning Stone for the various Boards' members and other local government officials.

**E. 1<sup>st</sup> Draft of Cannabis Policy**

Mayor Jan Tighe provided a first draft of the Village Cannabis Policy that the Village Board will be reviewing at the January 10, 2022, meeting. A Public Meeting will be scheduled and then the final draft will be sent on to the Village Lawyer. The Village Board voted to opt-in at the December Village Board meeting.

## **F. Other Updates**

- a.** A purchase offer has been placed on the Fireman's Field. The prospective buyer is requesting a change of zoning from R1 to B2. The Village Board will be addressing the change at the January 10, 2022, meeting.
- b.** The Village is going to consider adding penalty fees to building permits if work that requires a permit has begun without the permit.
- c.** The Public Meeting to address the 61 Delano Street project was tentatively scheduled for January 24, 2022, at 7:00 PM.
- d.** Mayor Jan Tighe gave a brief update on the Dam.
- e.** The Village codes will be updated and posted on the website. eCode will provide ten printed copies.

## **Agenda Item #8: Adjournment**

Commissioner David Rockwell made the motion to adjourn at 8:41 PM. The motion was seconded by Commissioner Ben Ives and passed with all in favor.

**Next Planning Board Meeting will be held February 7, 2022.**

**Presented & Approved February 7, 2022**

**Jennifer Gibbs, PT Clerk**