

TOWN BOARD MEMBERS PRESENT:

Steven J. Walters	Supervisor
Michael Quinn	Councilman
Cheryl Potter-Juda	Councilwoman

ALSO PRESENT: Catherine A. Rybczynski, Town Clerk
Walters Rooth III, Town Attorney; Mary Dosch, Sr. Account Clerk; Michael Williams, Police Chief; Tom Best, Sr., Highway Superintendent; Milton Bradshaw, Assessor; Drew Reilly, Planning Consultant; Kurt Allen, Supervising Code Enforcement Officer

2.

On a motion of Supervisor Walters, seconded by Councilman Quinn, the following resolution was

ADOPTED	Ayes	3	Walters, Quinn, Potter-Juda
	Noes	0	

RESOLVED, that the Town Board adjourn Executive Session at 6:05 pm and move into the Work Session.

Drew Reilly, Planning Consultant, comments that they do have a couple of issues to discuss. The Braymillers rezoning has been tabled since back in September of 2014. He then submits an outline showing everything that has taken place since then and asks what they would need to do to move forward with this. The public hearing was held in June 2014. Braymillers Market is a non-conforming use right now and they wanted it rezoned to a higher commercial district. The Town responded that they would only rezone the front part of the property and would only rezone to Neighborhood Commercial. They left the back part of the property zoned R-A. Neighborhood Commercial would still leave it as a non-conforming use, however, for banking purposes they would have the commercial zoning. An adjoining property owner had a problem with the rezoning. Petitions were submitted requiring a super majority vote. He would need to know that they were all in agreement before bringing it forward again because they would all have to vote in favor of it if it were to move forward.

Councilman Quinn questions why they are requesting the rezoning.

Mr. Reilly responds to potentially sell it in the future. They cannot do much to the property. They are only rezoning the front portion, they are still a non-conforming use, the front part is almost totally occupied with buildings and they technically could tear the buildings down. However, under Neighborhood Commercial all they could build is a 2,000 square foot building.

Kurt Allen responds that the primary reason they are requesting the rezoning is so that in the future, if they were to sell, the buyer could secure financing from the bank.

Mr. Reilly comments that he has one item on the Agenda for tonight which is a public hearing on a rezoning request on Lake Avenue. He hands out a map and describes where the property is located. This will be for a small custom welding/fabricating company and would fit into the C-2 zone. He hands out information pertaining to what is on the Planning Board agenda. He then comments that he will write a resolution for the Braymillers rezoning so that they can see the conditions and can then decide whether to move forward with it.

3.

On a motion of Supervisor Walters, seconded by Councilman Quinn, the following resolution was

ADOPTED	Ayes	3	Walters, Quinn, Potter-Juda
	Noes	0	

RESOLVED, that the Town Board move into Executive Session on three personnel matters for specific people in specific departments.