

Village of Sackets Harbor Planning Board

May 18, 2022  
112 N. Broad St.  
Sackets Harbor, NY 13685

Board Members present: Tom Dyckes, Janet Quinn, Mike Smith, and Dick Stephens. Merle Tousant arrived at 7:30pm. Stasse Perkins was absent. A quorum was established. Meeting was called to order at 6:58 pm by Chair Quinn.

**Review and Approve minutes**

Dick Stephens made a motion to approve the minutes with amendment for the April 20, 2022 Regular Meeting, seconded by Chair Quinn. Vote 3 ayes (Quinn, Smith, and Stephens), 0 nays. Tom Dyckes abstained.

**Old Business**

**#21-2, Lawler Realty, 85 Worth Road, Lakeview Estates Subdivision, Madison Barracks, Sackets Harbor.** Applicant requests review for a 15-lot subdivision. The project is in the Historic Overlay and National Register Districts as well as identified as Parcel # 14 in the Madison Barracks PDD. It requires Subdivision Review under the Zoning Law of Sackets Harbor. SEQR has been completed, a public hearing was held at the April 21 meeting, and at the May 12 meeting conditional preliminary approval was granted and a second public hearing was held at the July meeting. Awaiting submission of additional information required for final review. Depending on the Village Board actions at the meeting on May 31, the Planning Board may hold a special meeting for this project on June 1.

**#22-12, Jeffrey Collins, for property located at 201 East Main Street, Sackets Harbor.** Applicant requests Site Plan Review to construct a pergola for a back yard picnic area. The project is in the Village Residential and Historic Overlay Zoning Districts as well as the National Register District and therefore, requires review under the Zoning Law of the Village of Sackets Harbor. SEQR was completed and a public hearing was held at the April 20, 2022 meeting. Tom Dyckes made a motion to approve the application as presented with the board's acknowledgement that the structure is not a temporary structure but is in fact a permanent structure, seconded by Dick Stephens. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays.

**#22-17, Connie and Larry Barone, for property located at 408 General Smith Drive, Sackets Harbor.** Applicant requests Special Permit Site Plan Review to convert an existing structure for use as a seasonal art studio and gallery, open by chance or appointment. The project is in the Village Residential and Historic Overlay Zoning Districts as well as the National Register District and therefore, requires review under the Zoning Law of the Village of Sackets Harbor. It was determined that the project is a Type 1 action under SEQR. SEQR Parts 2 and 3 were reviewed and it was declared that there is no significant negative impact on the environment in a motion made by Chair Quinn seconded by Dick Stephens. Vote 5 ayes

(Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Chair Quinn read emails from neighboring property owners. Chair Quinn opened a public hearing at 7:52pm. Nathaniel Miletta, present via zoom, asked if the property would be rezoned for commercial use. The public hearing was closed at 7:54pm. Dick Stephens made a motion that the application is complete, seconded by Chair Quinn. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Dick Stephens made a motion to approve the special permit with a condition that the special permit is only for this intended use for this owner, and if the property changes hands the permit ceases to exist, second by Merle Tousant. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays.

**#22-18, Connie and Larry Barone, for property located at 411 General Smith Drive, Sackets Harbor.** Applicant requests Site Plan Review to plant shrubs for approximately 20 feet along front yard, parallel to street. The project is in the Village Residential and Historic Overlay Zoning Districts as well as the National Register District and therefore, requires review under the Zoning Law of the Village of Sackets Harbor. It was determined that the project is a Type 1 action under SEQR. SEQR Parts 2 and 3 were reviewed and it was declared that there is no significant negative impact on the environment in a motion made by Chair Quinn seconded by Merle Tousant. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Chair Quinn opened a public hearing at 8:04pm, with no comment the public hearing was closed at 8:04pm. Dick Stephens made a motion that the application is complete, seconded by Merle Tousant. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Tom Dyckes made a motion to approve the application, seconded by Merle Tousant. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays.

**#22-19, Nathan and Sarah Miletta, for property located at 108 General Smith Drive, Sackets Harbor.** Applicant requests Site Plan Review to add a gravel driveway to the front of the lot. The project is in the Village Residential and Historic Overlay Zoning Districts as well as the National Register District and therefore, requires review under the Zoning Law of the Village of Sackets Harbor. The applicant was present via zoom and asked to address the board. It was determined that the project is a Type 1 action under SEQR. SEQR Parts 2 and 3 were reviewed and it was declared that there is no significant negative impact on the environment in a motion made by Chair Quinn seconded by Merle Tousant. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Chair Quinn opened the public hearing at 8:15pm, with no comment the public hearing was closed at 8:15pm. Dick made a motion that the application is complete, seconded by Chair Quinn. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Chair Quinn made a motion to approved the application as presented, with the understanding that if the owner decides to include pavers, they present the paver description for the file, seconded by Dick Stephens. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays.

**#22-20, Jessica Williams, for property located at 213 West Main Street, Sackets Harbor.** Applicant requests Site Plan Review to paint a portion of the building a pre-approved color. The project is in the Village Core and Historic Overlay Zoning Districts as well as the National Register District and therefore, requires review under the Zoning Law of the Village of Sackets Harbor. The applicant was present and asked to address the board. It was determined that the project is a Type 1 action under SEQR. SEQR Parts 2 and 3 were reviewed and it was declared

that there is no significant negative impact on the environment in a motion made by Chair Quinn seconded by Dick Stephens. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Chair Quinn opened a public hearing at 8:36 pm, with no comment the public hearing was closed at 8:36pm. Dick Stephens made a motion that the application is complete, seconded by Merle Tousant. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Dick Stephens made a motion to approve the application, seconded by Merle Tousant. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays.

**#22-21, Susan and David Haldeman, for property located at 206 North Broad Street, Sackets Harbor.** Applicant requests Site Plan Review to install a 6' privacy fence. The project is in the Village Residential and Historic Overlay Zoning Districts as well as the National Register District and therefore, requires review under the Zoning Law of the Village of Sackets Harbor. It was determined that the project is a Type 1 action under SEQR. SEQR Parts 2 and 3 were reviewed and it was declared that there is no significant negative impact on the environment in a motion made by Chair Quinn seconded by Tom Dyckes. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Chair Quinn opened a public hearing at 8:44pm, with no comment the public hearing was closed at 8:44pm. Chair Quinn made a motion that the application is complete, seconded by Dick Stephens. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Tom Dyckes made a motion to approve the application with either of the two provided options with the condition that the applicant finalizes the application by selecting one of the options and providing that information to the board, seconded by Merle Tousant. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays.

**#22-24, Sharon Moore, for property located at 106 East Main Street, Sackets Harbor.** Applicant requests Site Plan Review to replace existing roof with a metal roof. The project is in the Village Residential and Historic Overlay Zoning Districts as well as the National Register District and therefore, requires review under the Zoning Law of the Village of Sackets Harbor. It was determined that the project is a Type 1 action under SEQR. SEQR Parts 2 and 3 were reviewed and it was declared that there is no significant negative impact on the environment in a motion made by Chair Quinn seconded by Dick Stephens. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Chair Quinn opened a public hearing at 8:50 pm, with no comment the public hearing was closed at 8:50pm. Dick Stephens made a motion to approve the application, seconded by Merle Tousant. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays.

**#22-25, John Trumbell, for property located at 207 East Main Street, Sackets Harbor.** Applicant requests Site Plan Review to install a 6 foot privacy fence. The project is in the Village Residential and Historic Overlay Zoning Districts as well as the National Register District and therefore, requires review under the Zoning Law of the Village of Sackets Harbor. It was determined that the project is a Type 1 action under SEQR. SEQR Parts 2 and 3 were reviewed and it was declared that there is no significant negative impact on the environment in a motion made by Chair Quinn seconded by Dick Stephens. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays. Chair Quinn opened a public hearing at 8:54pm, with no comment the public hearing was closed at 8:54pm. Tom Dyckes made a motion to approve the application for a 6 foot privacy fence leaving the choice of materials (submitted with the

application) up to the applicant and require the applicant to finalize their application by submitting the final materials to the board, seconded by Dick Stephens. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays.

**#22-26, United Presbyterian Church, for property located at the corner of Broad and Main Streets, Sackets Harbor.** Applicant requests Special Permit Site Plan Review to install two temporary event banners on the corner of the building. The project is in the Village Residential and Historic Overlay Zoning Districts as well as the National Register District and therefore, requires review under the Zoning Law of the Village of Sackets Harbor. Chair Quinn and Dick Stephens recused themselves from this project discussion. It was determined that the project is a Type 1 action under SEQR. SEQR Parts 2 and 3 were reviewed and it was declared that there is no significant negative impact on the environment in a motion made by Tom Dyckes seconded by Merle Tousant. Vote 3 ayes (Dyckes, Smith, and Tousant), 0 nays. Merle Tousant made a motion that the application is complete, seconded by Mike Smith. Vote 3 ayes (Dyckes, Smith, and Tousant), 0 nays. Tom Dyckes opened a public hearing at 9:15pm, with no comment the public hearing was closed at 9:15pm. Merle Tousant made a motion approving the application, seconded by Tom Dyckes. Vote 3 ayes (Dyckes, Smith, and Tousant), 0 nays.

**NEXT MEETING: June 15, 2022**

A motion was made at 9:33 pm by to adjourn by Chair Quinn, seconded by Merle. Vote 5 ayes (Dyckes, Quinn, Smith, Stephens, and Tousant), 0 nays.

Minutes submitted by Shannon Mason Planning Board Secretary