

Village of Sackets Harbor Planning Board  
December 18, 2019  
Regular Meeting  
112 N. Broad St.  
Sackets Harbor, NY 13685

Board Members present: Dick Stephens, Tom Dyckes, Merle Tousant and Janet Quinn. Stasse Perkins was absent. A quorum was established. Meeting was called to order at 7:02 pm by Chair Quinn with the Pledge of Allegiance.

**Review and Approve minutes**

Dick Stephens made a motion to approve the minutes for November Regular Meeting, seconded by Tom Dyckes. Vote 4 ayes (Dyckes, Stephens, Tousant, Quinn), 0 nays.

**Report to Village Board**

Chair Quinn gave a copy of the report to the board members presented at the December 10, 2019 Village Board Meeting.

**Old Business**

**#19-34, Kris Dimmick, 101 Boulton's Beach Road, Sackets Harbor;** Applicant requests Subdivision review to complete a minor subdivision. The project is in the Village Residential zoning district and therefore requires Subdivision review under the Zoning Law of the Village of Sackets Harbor. A public hearing was held at the September meeting and the project was tabled for consultation with the planning board attorney. An extension was granted at the October meeting with consent from the applicant. A public hearing was held at the November meeting and the application was voted on. Due to the applicant not being present at the November meeting, Dick Stephens made a motion to rescind the board's previous decision to deny the application and reconsider so the applicant could be present, seconded by Merle Tousant. Vote 4 ayes (Dyckes, Stephens, Tousant, Quinn), 0 nays. The applicant was given an opportunity to address the board at 7:15 pm. Kris Dimmick, 101 Boultons Beach Rd., explained the goal in the lot line adjustment and that the easements would all stay in place with no changes. Steve Sullivan, 455 Ambrose St, reiterated previous questions about lot lines. Dick Stephens made a motion to deny the application on the grounds that the applicant doesn't have the support of those that hold and own the deeded rights to the common area through deeded easements; none of the deeded easement holders have been in support; approving this subdivision would set a legal precedence and open the door for further property transfers that would in turn cloud the deed; the subdivision counters the verbiage in the deed; the subdivision would undermine the intent of the deed in terms of the neighborhood's development, seconded by Tom Dyckes. Vote 4 ayes (Dyckes, Stephens, Tousant, Quinn), 0 nays.

## **New Business**

**#19-50 Linda Spencer , 303 County Route 75, Sackets Harbor.** Applicant requests Subdivision Review to subdivide 2.19 acres from 10.3 acres, creating a parcel with 8.11 acres. The project is located in the Resource Conservation Zoning District and therefore requires Subdivision Review under the Zoning Law of the Village of Sackets Harbor. It was determined not to be 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 4 ayes (Dyckes, Stephens, Tousant, Quinn), 0 nays. Dick Stephens made a motion to accept the application, seconded by Merle Tousant. Vote 4 ayes (Dyckes, Stephens, Tousant, Quinn), 0 nays. Dick Stephens made a motion to table the application until the January meeting so that the applicant can be present and neighbor letters can be sent out in accordance with Village of Sackets Harbor Zoning Laws, seconded by Janet Quinn. Vote 4 ayes (Dyckes, Stephens, Tousant, Quinn), 0 nays.

**#19-53 Madison Barracks, LLC, 103 Barracks Drive, Sackets Harbor.** Applicant requests Site Plan Review to replace roofing materials on multiple structures located on Vollum Road, Pike Road, Laguardia Road, and Brady Road, all within Madison Barracks. The project is located in the Madison Barracks PDD, the Historic Overlay Zoning District as well as the National Register District and therefore requires Site Plan Review under the Zoning Law of the Village of Sackets Harbor. Dick Stephens made a motion to table the application until the January meeting due to lack of information (site plan application, catalog cuts, and a map that clearly identifies the structures), seconded by Tom Dyckes. Vote 4 ayes (Dyckes, Stephens, Tousant, Quinn), 0 nays.

## **Other Items for Discussion:**

**NEXT MEETING: Wednesday, January 15, 2020 7:00pm**

A motion was made at 8:48 pm by Chair Quinn to adjourn, seconded by Dick Stephens. Vote 4 ayes (Tousant, Dyckes, Stephens, Quinn), 0 nays.

Minutes submitted by

Shannon Mason

Planning Board Secretary