

TOWN OF GROTON PLANNING BOARD

**Minutes of Public Hearings & Regular Meeting - Thursday, 18 July 2013 - 7:30 PM
Town Hall Court Room – 101 Conger Boulevard – Groton, NY**

Members, Groton Planning Board

(*Absent)

Edward Neuhauser, Chairperson
Monica Carey, Vice Chair
Barbara Clark
Mark Baxendell
John Morey
Bret Wyllie
Lisa Maloney Hahn

Others Present

Gary Coats, Town CEO
Robin Cargian, Deputy Town Clerk
Victoria Monty, Town Attorney
Joan Fitch, Recording Secretary

Applicants & Public in Attendance

Eugene Velten, Applicant; Ken Conley & Robert Burgdorf for Verizon Wireless, Applicant; Dale & Tarra Kinney, Lois Kinney, Town Supervisor Glenn Morey; Special Town Counsel for Verizon Project, Patrick Snyder.

PUBLIC HEARING #1

Eugene Velten, Applicant/Reputed Owner – 184 Cemetery Lane – TM #37.-1-10 – Proposed Machine/Fabrication Shop

Chair Edward Neuhauser opened the Public Hearing at 7:30 p.m. by reading the Legal Notice as published in the *Groton Independent* on 10 July 2013. Proof of Publication has been placed on file for the record.

Chairman Neuhauser recognized the applicant who appeared before the Board at their June meeting, who once again explained that he wants to be able to run a machine/fabrication shop out of his garage, as shown on the Site Plan accompanying the application. This business requires a license, he stated, which he has, for building custom veterinary trailers. His hours would be Monday thru Friday, 7 a.m. to 5:30 p.m.

Chair Neuhauser asked if there was anyone present who wished to speak regarding this application; there was no one.

With everyone being heard who wished to be heard, Chairman Neuhauser closed the Public Hearing at 7:35 p.m.

PUBLIC HEARING #2

Nixon Peabody LLP, Applicant/Dale & Sandra Kinney, Reputed Owners – 80 Salt Road – TM #37.-1-18.2 – Proposed Verizon Cell Tower

Chair Edward Neuhauser opened the Public Hearing at 7:35 p.m.

Chairman Neuhauser recognized the applicant's representative, Robert Burgdorf, who explained the proposed Verizon cellular tower to be erected on the subject 6.7±-acre property owned by the Kinneys. He added that answers to all of the Board's questions had been prepared and submitted to them.

Chair Neuhauser asked if there was anyone present who wished to speak regarding this application; there was no one.

With everyone being heard who wished to be heard, Chairman Neuhauser closed the Public Hearing at 7:37 p.m.

REGULAR MEETING

**The Regular Meeting of the Town of Groton Planning Board was called to order by
Chairman Edward Neuhauser at 7:37 p.m.**

APPROVAL OF MINUTES – 20 JUNE 2013

A motion was made by Member Mark Baxendell to approve the Minutes of the 20 June 2013 Planning Board meeting, as submitted. The motion was seconded by Member Barbara Clark, with the vote recorded as follows:

Ayes:	Chairman Neuhauser	Nays:	None
	Member Carey		
	Member Clark		
	Member Baxendell		
	Member Morey		
	Member Wyllie		
	Member Maloney Hahn		

Motion carried.

This becomes Action #67 of 2013.

OLD BUSINESS

Eugene Velten, Applicant/Reputed Owner – 184 Cemetery Lane – TM #37.-1-10 – Final Site Plan Review for Proposed Machine/Fabrication Shop

With no discussion, a motion was made by Member John Morey that the Town of Groton Planning Board declares itself as Lead Agency under SEQRA for the proposed machine/fabrication shop. The motion was seconded by Member Lisa Maloney Hahn, with the vote recorded as follows:

Ayes:	Chairman Neuhauser	Nays:	None
	Member Carey		
	Member Clark		
	Member Baxendell		
	Member Morey		
	Member Wyllie		
	Member Maloney Hahn		

Motion carried.

This becomes Action #68 of 2013.

Chairman Neuhauser then read aloud Part II of the Short Environmental Assessment Form. Negative responses were obtained to all questions in Part II.

A motion was then made by Member Monica Carey that, based on the information and analysis of the SEQR concerning this application, the Town of Groton Planning Board has determined that the proposed action will not result in any significant adverse environmental impact,

resulting in a Negative Declaration. The motion was seconded by Member Baxendell, with the vote recorded as follows:

Ayes:	Chairman Neuhauser	Nays:	None
	Member Carey		
	Member Clark		
	Member Baxendell		
	Member Morey		
	Member Wyllie		
	Member Maloney Hahn		

Motion carried.

This becomes Action #69 of 2013.

With no further discussion, a motion was made by Member Baxendell to approve the Final Site Plan for a proposed machine/fabrication shop, as requested. The motion was seconded by Member Morey, with the vote recorded as follows:

Ayes:	Chairman Neuhauser	Nays:	None
	Member Clark		
	Member Baxendell		
	Member Morey	Absent:	Member Carey
	Member Wyllie		
	Member Maloney Hahn		

Motion carried.

This becomes Action #70 of 2013.

Nixon Peabody LLP, Applicant/Dale & Sandra Kinney, Reputed Owners – 80 Salt Road –TM #37.-1-18.2 – Proposed Verizon Cell Tower – Final Site Plan Review

(Reference is made to the March, April, May, and June Minutes of this Board for the on-going review of this application.)

Chairman Neuhauser advised those present that the Planning Board was going to complete Part II of the Full Environmental Assessment Form for this project. **A motion was then made by Member Maloney Hahn that the Town of Groton Planning Board declares itself as Lead Agency under SEQRA for the proposed Verizon Cell Tower. The motion was seconded by Member Bret Wyllie, with the vote recorded as follows:**

Ayes:	Chairman Neuhauser	Nays:	None
	Member Carey		
	Member Clark		
	Member Baxendell		
	Member Morey		
	Member Wyllie		
	Member Maloney Hahn		

Motion carried.

This becomes Action #71 of 2013.

Mr. Burgdorf advised the Board that, although the completion of Part I of the Full Environmental Assessment Form was done and submitted, it was not required. Special Counsel Patrick Snyder, who had been retained specifically for this project, agreed. The Planning Board then agreed to complete Part II of the Short Environmental Assessment Form.

Chairman Neuhauser then read aloud Part II of the Short Environmental Assessment Form. Negative responses were obtained to all questions in Part II.

A motion was then made by Member Clark that, based on the information and analysis of the SEQR concerning this application, the Town of Groton Planning Board has determined that the proposed action will not result in any significant adverse environmental impact, resulting in a Negative Declaration. The motion was seconded by Member Morey, with the vote recorded as follows:

Ayes:	Chairman Neuhauser	Nays:	None
	Member Carey		
	Member Clark		
	Member Baxendell		
	Member Morey		
	Member Wyllie		
	Member Maloney Hahn		

Motion carried.

This becomes Action #72 of 2013.

With no further discussion, a motion was made by Member Carey to approve the Final Site Plan for the proposed Verizon Cell Tower, as requested. The motion was seconded by Member Baxendell, with the vote recorded as follows:

Ayes:	Chairman Neuhauser	Nays:	None
	Member Carey		
	Member Clark		
	Member Baxendell		
	Member Morey		
	Member Wyllie		
	Member Maloney Hahn		

Motion carried.

This becomes Action #73 of 2013.

Chairman Neuhauser advised Mr. Burgdorf that final as-built drawings, etc., prepared by a Licensed Professional Engineer, should be submitted to the Town's Code Enforcement Officer. Special Counsel Snyder also advised those present that the cell tower, once constructed, must be inspected every five (5) years by a Licensed Professional Engineer (paid for by Verizon) in accordance with Town Code.

OTHER MATTERS

- Training: Chairman Neuhauser reminded members about the upcoming training for planning/zoning boards, to be held on 2 August 2013 by NYCOM in Syracuse. Members Maloney Hahn, Carey, and Chair Neuhauser are planning to attend; Member Baxendell will check his schedule to see if it is possible for him to attend also.

ADJOURNMENT

At 8 p.m., a motion was made by Member Baxendell to adjourn the meeting. The motion was seconded by Member Maloney Hahn, with all members present voting in favor.


Joan E. Fitch, Board Secretary

Emailed to Town/Deputy Clerks, CEO Coats,
VM, PS & Board Members on 7/30/13.