

AGENDA
YATES COUNTY PLANNING BOARD
7:00 p.m., Thursday, October 22, 2020

County Office Building, **Virtual/Phone Meeting** – 417 Liberty Street, Penn Yan

1. CALL TO ORDER/PLEDGE OF ALLEGIANCE/QUORUM REPORT

2. APPROVAL OF MINUTES (September 24, meeting)

3. CONSIDERATION OF GML 239 REFERRALS:

- ❖ **2020-28 Village of Penn Yan.** Applicant, Greg Fishel (Rite Aid). 720 Erie Blvd West, Syracuse, NY 13204. Site address: 138 Elm St., Penn Yan, NY 14527. *Area Variance.* Applicant proposes to replace three existing, nonconforming signs with new ones that each will exceed the 36 sq. foot limit and will exceed the one sign limit in the Village Center Zoning District.
- ❖ **2020-29 Town of Starkey.** Applicant, Nelson Z. Hoover. 4784 Lakemont-Himrod Rd., Dundee, NY 14837. *Special Use Permit.* Applicant proposes to build a 60' x 72' greenhouse for the production and sale of hanging baskets-bedding plant and vegetable plant retail sales.
- ❖ **2020-30 Village of Penn Yan.** Applicant, Chris Iversen, Chrisantha Inc. 4661 Dewey Ave., Gorham, NY 14461. Site address: 131-147 Water & 120 Wagener St, Penn Yan, NY 14527. *Site Plan.* Applicant proposes 16 condominium units in (3) 2-story structures with associated parking, sidewalks, landscaping, and lighting.
- ❖ **2020-31A Town of Jerusalem.** Applicant, Eric Z. Martin. 4288 Friend Rd., Penn Yan, NY 14527. *Site Plan.* Applicant proposes approval for a dog kennel for eight breeding adult females allowed by Special Permitted Use subject to Site Plan approval by the Planning Board.
- ❖ **2020-31B Town of Jerusalem.** Applicant, Eric Z. Martin. 4288 Friend Rd., Penn Yan, NY 14527. *Special Use Permit.* Applicant proposes approval for a dog kennel for eight breeding adult females allowed in the Agricultural-Residential Zone subject to Site Plan approval by the Planning Board.
- ❖ **2020-32 Town of Benton.** Applicant, Steven & Tammy Hullings. 2384 Stape Rd., Penn Yan, NY 14527. *Special Use Permit.* Applicant proposes placement of a 4' x 8' business sign.

4. COMMUNICATIONS – Due to COVID-19, the Planning Director will be conducting a ZOOM (virtual meeting)/Phone meeting. Please check your emails for further instructions and details.

5. OLD BUSINESS – NONE

6. MEMBER REPORTS - NONE

7. NEW BUSINESS – Comprehensive Plan Draft

8. ADJOURN