

ST. LAWRENCE COUNTY PLANNING BOARD MINUTES

7:00 p.m., Thursday, November 9th, 2023

In person, Public Safety Complex Conference Room, Canton / on Zoom

I. Call to Order

- a. **Roll Call and Determination of a Quorum.** J. Rose called the meeting to order at 7:05 pm. A roll call was held; a quorum was **not** established.

	NAME	ABSENT	PRESENT		NAME	ABSENT	PRESENT
1.	Ken Bellor		X	Staff:			
2.	Kim Bisonette	X		Preston Santimaw			X
3.	Don Chambers		X (on zoom)	Guests:			
4.	Priscilla Darling		X (on zoom)	Gary Hammond (St. Lawrence Suds)			X
5.	Daniel Fay		X	Tom Graser (Watertown Daily Times)			X
6.	Laura Foster		X (on zoom)				
7.	Ed Fuhr		X				
8.	Andy Gilbert (Secretary)		X				
9.	Dan Huntley	X					
10.	Robin McClellan		X				
11.	Kitty O'Neil (Chair)	X					
12.	Julia Rose (Secretary)		X				
13.	Heather Sands	X					
14.	Cherrie Shatraw		X				
15.	Vacant						
			7/15				

- b. **Adoption of the Agenda.** Rose asked if there were changes to the agenda. Santimaw responded that due to the presence of the applicant for the full review, it should be moved above the staff presentation. The modified agenda was unanimously accepted.
- c. **Adoption of the October 12th Meeting Minutes.** The minutes were reviewed.

II. Public Forum

None.

III. Project Reviews

- a. **Full Reviews.**

- i. Canton (V): Site Plan Review for a Brew Pub located on West Main Street:

Santimaw presented the project review. Board members, the applicant, and staff discussed:

- McClellan: Wants clarity with the restaurant/brew pub distinction.
- Santimaw: Brewpubs are permitted uses in the General Mixed-Use zone, restaurants are not. If the applicant still wants to apply as a restaurant, they will need a use variance. Staff believes the proposed use better falls under the definition for a brewpub.
- Hammond: This project will be applied for only as a brewpub.
- Chambers: Has there been any proposed signage submitted? And if so, does it follow the code regulations?
- Hammond: No signage has been submitted yet, they wanted to wait until they had a final design; they will make sure it follows code.
- Fuhr: Will the sign need to be in a separate application?
- Hammond: Will need to submit a sign permit application.
- Fuhr: Should the electric vehicle charging stations be working when the brewpub opens?
- Hammond: Yes, according to the new code, any project with 24 or more parking spots requires two electric vehicle-charging stations.

Due to the lack of a quorum, no vote was held on this project. The board agreed to send the project back to the Village of Canton as a Return for Local Action with the suggested comments.

- b. **Referrals Returned Pursuant to MOU.** Santimaw highlighted details for projects listed in the MOU list and the Addendum.

IV. **Training Session – Public Utility Variances**

Santimaw provided training on public utility variances. He went into the history of these variances, modern case law, and their relevance to the County.

V. **Reports**

- a. **Executive Committee.** Santimaw said the Executive Committee met on October 26th to set the meeting agenda and discussed the full review and training session.
- b. **Board of Legislators.** Fay reported:
 - We have the 2024 budget, and tax rates are going down.
 - They are not filling positions, but are working to improve that.
- c. **Highway Department.** Chambers reported:
 - There will be a County highway tour with the County Administrator that will look at projects with Legislators.
 - Gave a report on top course asphalt.

- Bridges were approved on the County Route 35/Morley Potsdam Rd. intersection, and at Lazy River Rd. Both of these projects will be constructed in 2024.
- They were also awarded funds from Bridge NY to start a bridge on California Rd. in Fowler and at County Route 34 in West Potsdam.

d. **State of the County Roundtable.**

None.

e. **Staff Report.** Santimaw reported:

- Office Manager Lisa Bartalo is back in the office after a medical leave of absence. Everyone in the office is very excited to have her back.

VI. Other Items

a. **Correspondence.**

None.

b. **County Solar Map Update.**

Santimaw lead a discussion on the finalizing of the County solar map that he and Planner II Sam Joseph have been working on. Suggestions from board members were encouraged.

c. **Announcements.**

The next meeting may not take place in the Public Safety Complex 2nd floor conference room due to the construction on the building moving forward.

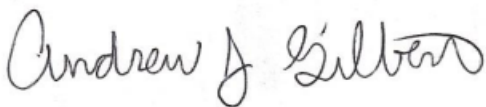
d. **Next meeting dates.**

- i. Executive Committee: Thursday, November 30th, 2023 at 4:00 pm.
- ii. Planning Board: Thursday, December 14th, 2023 at 7:00 pm in the 2nd floor conference room of the Public Safety Complex, located at 49 ½ Court Street in Canton. (Location subject to change)

VII. Adjourn

- a. The meeting adjourned at 8:10

Respectfully Submitted,



Andy Gilbert, Secretary

