

## TOWN OF BETHANY

### REGULAR PLANNING BOARD MEETING

**03 APRIL 2008**

Chairman Williams opened the April 3, 2008, Regular Planning Board meeting at 7:30 p.m.

Planning Board Members in attendance:

Bill Williams  
Ramon Cipriano  
Jeff Fluker  
Jim Phillips  
Dan Street  
Ken Wilson

Town Officials in attendance:

Louis Gayton  
William Gick

Several others were in attendance.

Planning Board Members absent:

Dave Carli

Motion made by Jim Phillips and seconded by Jeff Fluker to approve the minutes of the March 6, 2008, Regular Planning Board meeting. The motion passed with all in favor; with the exception of Ray Cipriano, who was absent for the vote.

### NEW BUSINESS

**Holland Hi-Lift SPR-08-01** – Response to narrative received and reviewed. Genesee County Planning Board referral and Notice of Final Action received. Question was raised re: location of driveway to the entrance door. Mr. Johan Bakker was present and explained the change to plan. Driveway will be between both buildings. Change to location of doors initialed by owner on the survey. No objections were received on the March 20, 2008, notice to neighboring property.

SEQR reviewed and approved.

Motion to approve application made by Ken Wilson and seconded by Ray Cipriano. The motion passed with all in favor.

Request to Town Clerk for letters to ZEO to approve site plan and notify the Town Board.

**Comments and questions of Town Adopted Amended Zoning** – dated January 15 and February 5, 2008, from Town Attorney DiMatteo to be presented to Town Board for clarification:

- ❖ Definitions: pressure level and means of measurement for sound. Inconsistency.
- ❖ Definitions: small energy conversion system vs. maximum turbine output vs. 10kw. See page 9, no. 5, section 106. Inconsistency.
- ❖ Net metering laws vs. power output percentage. Inconsistency.
- ❖ Prohibition against overdevelopment of small WECS on agricultural property for uses beyond their own. See section B) permits, page 6, no. 5, exemptions.
- ❖ Page 5, no. 3 – height: 150’ vs. 80’ – not mentioned.
- ❖ Page 7 – setback recommendation.
- ❖ Page 9 – D) 110% of anticipated demand for property – yearly?
- ❖ Remedies: page 13, N) disagree with remedy suggested.

**Area Variance 08-01** – Ken Diehl – will be heard at 5/1/08 Planning Board meeting.

**Interpretation Variance 08-01** – George and Sylvia Held – will be heard at 5/1/08 Planning Board meeting.

### **OLD BUSINESS**

- 1) Update on Routes 63 and 20 travel corridor – Executive Brief received from Town Supervisor Louie Gayton. Discussion follows.
- 2) 2008 Training request – Spring 2008 Regional Local Government Workshop was re-distributed to Planning Board members.
- 3) Items for discussion with the Genesee County Planning Board – N/A.

### **CORRESPONDENCE**

- 2008 Regional Local Government Workshop in Pittsford, NY Friday, May 9, 2008.

### **ADJOURNMENT**

A motion was made by Ray Cipriano and seconded by Bill Williams to adjourn the meeting at 9:00 p.m. The motion passed with all in favor.

Respectfully submitted

Cynthia Schafer  
Planning Board Secretary

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