

**TOWN OF NEW HARTFORD
PLANNING BOARD MINUTES
MONDAY, DECEMBER 11, 2023
TOWN OF NEW HARTFORD MUNICIPAL OFFICES
8635 CLINTON STREET, NEW HARTFORD, NEW YORK**

The Regular Meeting was called to order by Chair Heather Mowat at 5:30 P.M. at which time the Pledge of Allegiance was recited. In attendance were Board Members Lisa Britt, Wilmar Sifre, James Decker, and John Latini. Absent were Board Members Julius Fuks, Jr. and Manzur Sikder. Also in attendance, Town Attorney Herbert Cully, Highway Superintendent Richard Sherman, Contract Engineer John Dunkle, Christina Lacy, and secretary Dory Shaw.

Minutes of November 13, 2023 Planning Board meeting were addressed. Motion was made by Board Member John Latini to approve these minutes with minor corrections; seconded by Board Member James Decker. All in favor.

Mr. Michael Galligano, New Hartford Safe & Lock, 43-45 Clinton Road, New Hartford, New York. Tax Map #328.016-2-61; Zoning: C2 Commercial Retail Business. Mr. Galligano would like to move his business into this site. He received an Area Variance from the Zoning Board of Appeals on February 22, 2021 for the addition as it is a non-conforming structure. Mr. Galligano appeared before the Board.

Chair Mowat stated that Contract Engineer John Dunkle had been working with this applicant and we were waiting for a site plan. The changes are minor and Mr. Dunkle has no further concerns.

There being no further input, motion was made by Board Member John Latini to approve the Site Plan for New Hartford Safe & Lock; seconded by Board Member Lisa Britt. All in favor.

Note: shrubs will be placed on the property around the building.

Town Attorney Herbert Cully reviewed in detail the following minor subdivisions for final approval:

-Two-lot minor subdivision for **Katherine Perry Pyne Trustee on Higby Road/Valley View/Mohawk Street, New Hartford, New York.** Tax Map #340.000-2-20; Zoning: Low Density Residential. Oneida County Planning 239 and Oneida County DPW had no major issues with this application. After a review, it was determined to be in accordance with our Subdivision Regulations.

Motion was made by Board Member John Latini to **approve** this minor two-lot subdivision for Katherine Perry Pyne Trustee; seconded by Board Member Wilmar Sifre. All in favor.

-Two-lot minor subdivision for **Mr. Robert Johnson (Family First Properties) on Higby Road & Tilden Avenue, New Hartford, New York**. Splitting out 3.8 acres out of a 13.9 acre site with 150' of frontage. Tax Map #340;.001-2-43; Zoning: Residential/Agricultural. Oneida County Planning 239 and Oneida County DPW had no major issues with this application. After a review, it was determined to be in accordance with our Subdivision Regulations.

Motion was made by Board Member James Decker to **approve** this minor two-lot subdivision for Mr. Johnson (First Family Properties); seconded by Board Member John Latini. All in favor.

-Two-lot minor subdivision for **Mr. Donald Humphreys on Tibbitts Road, New Hartford, New York**. Tax Map #338.000-3-22.3; Zoning: Agricultural. An Area Variance was granted from the Zoning Board of Appeals on June 19, 2023 for a side yard Area Variance of a pre-existing, non-conforming setback for an existing barn. Oneida County Planning 239 and NYSDOT had no adverse comments on this proposal. After a review, it was determined to be in accordance with our Subdivision Regulations.

Motion was made by Board Member Wilmar Sifre to **approve** this minor two-lot subdivision for Mr. Humphreys; seconded by Board Member John Latini. All in favor.

-Two-lot minor subdivision for **Mr. Anthony Karrat, 7939 Seneca Turnpike, Clinton, New York (Town of New Hartford)**. Tax Map #327.000-7-1; Zoning: C2 Commercial Retail Business. This is a 73 acre parcel with 36 acres in the Town of New Hartford. The applicant is cutting out a 1.2 acre parcel from the 36 acres in New Hartford. There will be 150' of frontage. Oneida County Planning 239, NYSDOT and the Town of Kirkland have no adverse comments. After a review, it was determined to be in accordance with our Subdivision Regulations.

Motion was made by Board Member Wilmar Sifre to **approve** this minor two-lot subdivision for Mr. Karrat; seconded by Board Member John Latini. All in favor.

Chair Mowat brought the Board Members up to date on current projects, i.e., BW Solar on Roberts Road and a proposed apartment complex on Middle Settlement Road.

Chair Mowat stated that tonight is Board Member John Latini's last meeting as he was elected to the position of a Town Board Member in the Town of New Hartford. He has been a great Planning Board Member and we wish him the best in his new position as a Town Board Member.

There being no further business, the meeting was adjourned by motion of Board Member Wilmar Sifre; seconded by Board Member Lisa Britt at approximately 6:30 P.M. All in favor.

Respectfully submitted,

Dolores Shaw, Secretary/Planning Board
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