



TOWN OF WILLSBORO

OFFICE OF THE SECRETARY FOR PLANNING AND ZONING BOARD

MINUTES PLANNING BOARD MEETING DATE: February 25th 2020 at 7:00 PM LOCATION: Willsboro Town Hall

Present: Chairman: Robert Powell Board Members: John Sucharzewski, Wayne Feeley, Gregory Gordon, James Leibeck
Members of the Public:

Chairman Robert Powell called the meeting to order at 7:00 pm

MINUTES:

The November 2019 minutes were approved as presented.

(Gordon/Leibeck) A motion was made by Gordon and seconded to approve the November 26th 2019 minutes. All in favor and motion carried.

OLD BUSINESS: No Old Business

NEW BUSINESS: No New Business

PUBLIC HEARING: No Public Hearing

DISCUSSION:

The Board discussed changing the meeting time to 6 pm instead of 7 pm to better accommodate the board members and the public.

(Gordon/Feeley) The board made a resolution to change the Planning Board Meeting time to 6 pm. All in favor, and the motion carried.

Powell, the Chairman of the board, brought up that the board is in need of a vice chair and that he would like to nominate Gregory Gordon. Powell asked the rest of the board of nominations. The board agreed to elect Gordon as the Vice Chairman.

Powell stated that the Dollar General had been looking to come to Willsboro. The Town seems to be half for and half against on this matter. Powell spoke with Shaun Gilliland, Town Supervisor, and he will arrange for Mark Schachner, the Town Attorney, to brief the board and help out when needed. Powell stated in the mean time the board needs to be prepared. He stated during the process the board will conduct a site plan review, SEQR, and possibly conduct an Environmental Impact Study (EIS). Powell suggested that all board member review the comprehensive plan, he suggests visiting a Dollar General as well. He also suggested Googling Dollar General and the impact it has on small businesses.

Powell stated that the Deed McKenna wrote when he sold the parcel to Roger Long stated "its is anticipated that the buyer will construct a retail business on the subject land, they buyer shall be prohibited from the sale of gasoline, diesel fuel, kerosene, cigarettes and tobacco products, lottery, meat, fish and poultry products, beer wine and spirits, this condition shall apply to all heirs, executors and successors in title and shall survive the closing and be enforceable against any and subsequent owners." Powell states that is why Dollar General canceled their scheduled meeting and withdraw the application. However, Dollar General can buy a different piece of land and they could try to amend the deed. Powell stated with the SEQR review is does not just included the natural environment also include the business environment.

Sucharzewski stated that its not the boards agenda or right to stop the Dollar General from coming to Willsboro , the board must make sure this is done correctly, legally, and by the zoning laws and code book.

ADJOURNMENT: Meeting was adjourned at 7:46 pm.

(Sucharzewski/Leibeck) A motion was made by Sucharzewski and seconded, to close the meeting. All in favor and the motion carried.

Respectfully Submitted

Codia Crandall
Secretary for Planning and Zoning Board

Established Resolution:

The Planning Board established a new meeting time of 6pm.

Vote results:

Gregory Gordon moved. Seconded Wayne Feeley

AYES:___5_____ NAYS:_____0___ ABSENT:_____

ROLL CALL

AYES: Gordon, Feeley, Sucharzewski, Leibeck, Powell

NAYS:

ABSENT:

Codia Crandall, Secretary of the Planning Board

