

**Town of Somerset
Planning Board/ Public Hearing
February 4, 2021**

Present: Norm Jansen, Chairman
Krista Atwater
Laura Bishop
Chris Czelusta
Charles Neal
David Haylett, Town Attorney
Anthony Serianni

Attendance: Jon Hotaling, Councilman
Kevin & Christina Bish - residents

Chairman Jansen call the Public Hearing to order at 7:30PM

PUBLIC HEARING

Owner/Applicant: Kevin & Christina Bish

Property Location: 1657 Hartland Road (Tax Map No. 17.00-1-53) Barker

Re: Application for a Special Use Permit to convert their existing garage into a beauty salon in an Agricultural District

The Hearing opened with Kevin Bish explaining that he, Christina, and their three children moved from Lockport to Barker 1 ½ years ago. They had been operating a hair salon in the Historic Post Office in the city of Lockport for the last eight years. When COVID-19 came, their salon had to close for ten weeks, but then reopened in June. He stated that the city of Lockport recently received a grant through New York State for renovation of the post office. This sizable project would cause the Bishes to vacate the building for six to eight months, not allowing them to reopen their salon again until March of 2021. It was because of this that they began to consider converting their garage into a two chair salon where they could both work from home.

C. Neal questioned if the builders gave any plans or drawings referring to the septic system.

K. Bish replied that there would be no new septic service. He also mentioned that an electric panel would be put in the garage that would allow them to tie into the existing house power.

C. Neal asked if there was a paved parking lot to which K. Bish responded that the driveway is currently gravel, but there will be 8'- 25' of cement poured that would include a pad in the front of the garage. He stated that the salon would be handicap accessible. C Czelusta asked if the doors would be removed on the west end of the garage. K. Bish explained that there would be a French door installed, windows added to the front, and that the front of the garage would be refaced/resided.

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J. Hotaling asked about signage and recommended that if they planned to do a sign, they should do it now while they are working on their Special Use Permit. N. Jansen asked about operating hours and explained the Dark Sky Initiative, to which K. Bish stated that there would be adequate light for the parking area. Atty Haylett asked if the house and garage are attached. K. Bish responded that they are attached but there is no direct access to the house. Atty. Haylett asked if they had to be licensed by the state to run a salon, to which K. Bish responded that they are both licensed to cut hair and that he is also licensed to run a shop.

With no further questions, the Public Hearing was closed and the meeting was opened.

APPROVAL OF MINUTES

On a motion by K. Atwater, seconded by C. Czelusta, the following resolution was

ADOPTED	Ayes	5	Jansen, Atwater, Bishop, Czelusta, Neal
	Nayes	0	

Resolved: The minutes of the October 1, 2020 meeting were accepted as submitted

COMMUNICATIONS: There were no Communications

OLD BUSINESS: There was no Old Business

NEW BUSINESS: 2021 Special Use Permit Annual Renewal

- Letters were sent to the holders of Special Use Permits
- A copy of the Master List was distributed to Board Members for consideration

Voting commenced for Special Use Permit for K. and C. Bish

Atty Haylett explained that there were two resolutions that would need to be voted on. One being to declare unlisted action for SEQR purposes, that no or small impact would occur.

On a motion by N. Jansen, seconded by L. Bishop, the following resolution was

ADOPTED	Ayes	5	Jansen, Atwater, Bishop, Czelusta, Neal
	Nayes	0	

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The second resolution was to approve or deny the application for a Special Use Permit to operate a salon in the Agricultural District pursuant to section 205-26 of the Town Code.

By choice to grant it, it would include 4 standard requirements which Atty. Haylett read aloud:

1. The Special Use Permit shall conform to ordinances of the Town of Somerset in all other respects.
2. Any violation of the conditions shall be grounds for revocation of theis Special Use Permit.
3. The premises shall be kept neat and orderly.
4. Applicant may erect a 2' x 2' non-illuminated sign

On a motion by K. Atwater, seconded by C. Neal, the following resolution was

ADOPTED	Ayes	5	Jansen, Atwater, Bishop, Czelusta, Neal
	Nayes	0	

Resolved: Granting of a Special Use Permit to operate a salon in an Agricultural District

The Short Environmental Assessment Form Part 3 - Determination of Significance was signed by Chairman Norm Jansen

ADJOURNMENT: There being no further business, K. Atwater made a motion to adjourn the meeting at 7:50PM, seconded by C. Neal. Carried unanimously.

Respectfully submitted,

Sandra Lewis
Planning Board Secretary