

**TOWN OF SOMERSET
PLANNING BOARD
DECEMBER 1, 2016**

Present: Jon Hotaling
Krista Atwater
Chris Czelusta
Gary Few
Norman Jansen
David Haylett, Counsel

Attendance: Approximately 15 people

Chairman Hotaling called the meeting to order at 7:30PM.

APPROVAL OF MINUTES

On a motion of N. Jansen, seconded by G. Few, the following resolution was

ADOPTED	Ayes	5	Hotaling, Atwater, Czelusta, Few, Jansen
	Nays	0	

Resolved the minutes of the November 3, 2016 meeting are approved as submitted.

MAYER BROS SITE PLAN REVIEW

Mark Tiedeman is the architect for Mayer Bros. and he showed the Board a map of the land which consists of approximately 40 acres. They are constructing an in-fill building which cleans up the look along the street line and is about 40,000 square feet. This would add three loading docks to the west of the existing two docks. Drainage will be sheet draining like they currently have. The drainage rolls toward the lake so they do not plan to have catch basins. They would like to get started with the foundation before the weather gets bad. Mark stated that he will email the plans to our Engineer (Wendel) first thing in the morning to give him enough time to review the plans with Code Enforcement and our Highway Superintendent before the meeting.

Attorney Haylett stated that he will confirm the meeting schedule with Wendel before advertising it.

Mark stated that they submitted a short SEQRA form.

Chairman Hotaling stated that on the form they checked agricultural but they are industrial.

Mark said it is an agricultural area and SEQRA talks about the land use. The zoning is industrial.

On a motion of G. Few, seconded by N. Jansen, the following resolution was

ADOPTED	Ayes	5	Hotaling, Atwater, Czelusta, Few, Jansen
	Nays	0	

Resolved to hold a public hearing on December 12, 2016 at 7:30PM.

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Chairman Hotaling stated that recently he has received complaints about the driveway creating dust from the trucks and asked if there are plans to pave it.

Garrett Mayer said they are gradually working on it. In the last couple of months they spent \$18,000 paving the tanker loading area by the scale.

Attorney Haylett verbally read through the SEQRA form and it was determined that sections 14 and 17 need to be reviewed.

Chairman Hotaling asked if truck traffic will be increased.

Garrett Mayer said a little during certain times of the year, but it will not be adverse.

C. Czelusta asked if the building is going to be storage or manufacturing?

Garrett stated that primarily it will be additional storage and the manufacturing will primarily occur in some of the existing areas.

C. Czelusta asked what direction the roof will tilt for water drainage?

Garrett said it will be East to West, the same as the previous addition.

K. Atwater is concerned about traffic and asked where the trucks will turn around.

Chairman Hotaling said the main truck entrance is on the East side of the property.

Mark Teideman stated that there will not be a new driveway created so the same amount of trucks will go in and out of the same driveway. The new building creates more dock area so it is a little safer getting the product in and out.

Pete Wilson stated there is an existing driveway that is "U" shaped that they are going to utilize as much as possible.

Mark Teideman stated they will have to address the stormwater drainage with Wendel.

Chairman Hotaling asked Code Enforcement Officer Remington if he has anything to say.

M. Remington stated that he is good with it and he would like it to keep rolling so they can start building.

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There being no further business, C. Czelusta moved to adjourn the meeting at 7:47PM, seconded by N. Jansen. Carried unanimously.

Respectfully submitted,

Tracy L. Carmer, RMC
Town Clerk/Planning Board Secretary