

Minutes of the Sandy Creek Regional Planning Board

Wednesday, August 7, 2024

Sandy Creek Town Hall

Members Present: Larry Rice, Frank Dixon, Richard Machemer, Pat Machemer, Shirley Rice, Bill Joyce, Sybil Cummins

Also Present: Shanea Coffin, Mike Lasell, Mike Carnes

Larry Rice opened the meeting at 7:00 pm.

A brief discussion of the minutes of the meeting July 10, 2024 found no changes were necessary. A motion was made by Larry Rice to approve the minutes as submitted, seconded by Frank Dixon and the motion was passed by a unanimous vote of the Board.

Correspondence included a bill erroneously sent to the board for an internet domain company addressed to the Sandy Creek United Methodist Church. It will be forwarded to them. Also, two public notice postcards were returned to sender, one for Diane Manzi and one for Neil Jones with no forwarding addresses.

Bill provided a treasurer's report with monthly expenditures for salaries of \$92.35 per Board member and a check to Bill Joyce for \$438.66 as Secretary/Treasurer and a payment to EFTPS for \$164.48. A remaining balance totals \$7,553.02. Bill informed the Board that the Village Sandy Creek will pay into our account the amount requested in the annual budget which will be reflected in the balance at our next meeting in September.

A discussion concerning the Site Plan Application for Shanea Coffin's Ice Cream/Food Truck followed. Mike Lasell provided the Board with an updated site map showing the addition of a "No Left Turn" sign to be placed at the northern exit of the site onto County Route 15 and the addition of 2 posts to be 8 feet high with lighting compliant with "Dark Sky" provisions for security purposes which will focus solely on the Truck and the Shed.

A Public Hearing for the Site Plan was opened at 7:10 pm. There was no public participation, neither by appearance nor by mail. With no public input, a motion was made by Pat Machemer to close the Public Hearing, seconded by Richard Machemer and the motion carried.

A brief discussion concerning hours of operation concluded that a broad statement of hours no earlier than 7 am and no later than 10 pm be included as a condition of approval. All parties agreed that this would be appropriate.

A motion was made by Sybil Cummins to approve the Site Plan Application as submitted with 6 standard conditions plus the condition of the hours of operation. Shirley Rice seconded the motion and the motion carried with a unanimous vote of the Board. A Document For Decision was completed, signed by Larry Rice as Board Chair and by Shanea Coffin as applicant. Copies of the Document For Decision were provided to Ms. Coffin and Mr. Lasell.

With no further business before the Board, a motion was made by Pat Machemer to adjourn, seconded by Larry Rice. All voted in the affirmative and the motion carried. The Planning Board adjourned at 7:30 pm.

Respectfully submitted by Sybil Cummins, Recording Secretary