

PUBLIC HEARING – ABIGAIL CAMPBELL, 1318 HEATHFIELD LANE, CHITTENANGO, NY SLB 48.1-1-21 , MR-12 ZONE – SPECIAL USE PERMIT TO KEEP A FLOCK OF CHICKENS AT HER HOME IN AN MR-12 ZONE.

The hearing was opened by Frank Park. The Secretary read the notice as published in the Oneida Dispatch.

Present: Frank Park, Dave Allen, Sherry Menninger, Paul Jasek, John Langey, atty.

Excused: John Ceresoli

The Campbells appeared before the Board to consider a special use permit to allow the housing of chickens on their property at 1318 Heathfield Lane.

Frank Park spoke to the audience and stated that chickens are allowed in an MR-12 zone by special use permit.

Todd Botsford, 1280 Heathfield Lane - stated he had no problem with the Campbell's having chickens. He is in favor of them, stating it teaches kid responsibility; the chickens eat insects.

Melody Lawless – 1318 Heathfield Lane – presented to the Board pictures of the chickens and their housing.

Tom Clark – 1326 Heathfield - Three years ago, roosters were in their yard eating their flowers. If the Board grants approval, can someone in the future do the same thing?

He suggested an allergy free dog for therapy.

Marylou Navin – Is there a time limit on how long they can be on the property. There is no sunset on therapy chickens. They can, at any time, have 12 chickens with no more than 12 at anytime. Questioned whether they could attract predators. She is not in favor of a special use permit.

Tom Clark – Mr. Clark read a letter for Richard Ronald – who is concerned about smell and the attraction of predators.

Scott Rodlich – 2 Brentwood Road – has been on the premises -and found it neat and clean. He has never seen the chickens venture off the property. They can only be seen from the rear of the property and cannot be seen from the road. He knows the girl. She is very nice and has had a hard life. She takes good care of the chickens.

Abby Campbell - they got the chickens when her brother left for Florida. It took awhile to figure how to keep them contained. Any concerns Mr. Clark has do not exist as the chickens do not roam.

Jeff Taylor – this is a farming community – youth have a lack of connections – this is a great responsibility. Predators is not a good argument – they are there anyway.

Curt Campbell – 1318 Heathfield – we called the Town of Sullivan and were told “don’t ask, don’t tell”. They got pullets from Tractor Supply – got a couple of roosters which were extricated when they were aware. The chickens are pets, quiet, and gentle. He has never seen a predator on the grounds.

Suzie Rodlich - has never encountered any predators on her early morning walks. Also, chickens eat ticks.

Rod McBertry, Ramsgate Road -has raised chickens herself. She helped the Campbells fence and fix up their chicken house.

No one else spoke for or against this special use permit at 1318 Heathfield Lane.

A motion was made by Dave Allen and seconded by Paul Jasek to close the hearing.

All in favor.

REGULAR MEETING OF THE TOWN OF SULLIVAN PLANNING BOARD – MARCH 7, 2023

The regular meeting of the Town of Sullivan Planning Board began at 7PM.

Present: Frank Park, Dave Allen, Sherry Menninger, Paul Jasek, John Ceresoli, John Langey, atty.

Excused: John Ceresoli

A motion was made by Sherry Menninger and seconded by Paul Jasek to accept the minutes of the February 7, 2023 meeting. All in favor.

ABIGAIL CAMPBELL – 1318 HEATHFIELD LANE, CHITTENANGO, NY SLB 48.7-1-21, MR-12 ZONE – SUP – TO ALLOW 12 CHICKENS AT THEIR HOME

The Board found no problems with this special use permit to keep twelve chickens on their property as long as the chickens are contained on the property; and there is no odor, no manure, and food is kept accessible. A special use permit goes with the property.

A motion was made by Dave Allen and seconded by Sherry Menninger to declare the Planning Board as lead agency to the SEQR. This is an unlisted action. The Board made a negative declaration to the short form SEQR and a special use permit was granted with the following conditions;

1. There will be a total of 12 chickens only
2. The fencing and coop will be properly maintained
3. Chicken manure will be removed twice a week
4. There will be no roosters on the property
5. The 17' x 6' area housing the coop and exercise area cannot be moved.

All in favor. The motion passed.

LORI LABARRE, 299 SENECA STREET, CHITTENANGO, NY - SLB 41-2-81 BUSINESS ZONE

Ms. LaBarre wants to keep this SUP open as no decision has been made as to fencing. She will return when they decide what they want to do for fencing.

LORI LABARRE, 299 SENECA STREET, CHITTENANGO, NY - SLB 41-2-81 BUSINESS ZONE

Ms. LaBarre appears before the Board for as special use permit to construct a residential addition to her home in a business zone. The addition is on the eastern side of their home. They did not get a building permit. This addition is a work in progress.

A motion was made by Dave Allen and seconded by Paul Jasek to make the Planning Board as Lead Agency, make a negative declaration to the actions as stated in the SEQR and allow the construction of an addition to their home. All in favor.

KURT SCHENKENBERGER, 7754 BROWNELL ROAD, KIRKVILLE, NY 13082, SLB 24-2-67.22 – AG ZONE

Mr. Schneckenger appeared before the Board for a special use permit to construct an in-law dwelling on a residential lot. They would like room to house an elderly mother. There are too many steps into their dwelling. They have five acres with 170' of frontage. They would like to build a second house on the property for the above reasons. There is no provision for having two dwellings on one lot. They would need a variance or "zone change".

They could build onto their existing house to accommodate two units. The Town, at this point,

has no language for allowing two living areas on the same residential lot. If they enlarge the house into a two family, it could be done and then could be sold as a two-family dwelling. There is not enough frontage to have two houses on one lot. The zoning law states that if any approvals are not in the zoning codes, then you cannot have it.

JEFF TAYLOR – THE WILD – NEW BOSTON ROAD, CHITTENANGO

Mr. Taylor appeared before the Board with plans for the north side of his project on New Boston Road. He was told that he needs a site permit and the Board has to approve the permit. He would like the Board to look at the plans.

Per Larry, the plans that were approved in 2022, were for the complete project.

The Plans were separated between north and south. If it is the same as what was approved in 2022 with a septic system regarding the north side of the road (event center, cabins, etc.)

Mr. Taylor said there were minor changes made that should not affect the project. They have taken a road and changed it to a walking path. Mr. Taylor will return on March 20<sup>th</sup> at 5PM

Mr. Taylor feels it is ridiculous that the Board is holding him up.

A motion was made by Paul Jasek and seconded by Sherry Menninger to adjourn the meeting at 8:25PM. All in favor.

Respectfully submitted,