

MEMBERS PRESENT:

Paul Ziarnowski, Chairman  
James Liegl, Vice Chairman  
Keith Pelkey  
Elizabeth Schutt, Secretary  
Sarah DesJardins, Town Planner

David Stringfellow  
David Bowen

ALSO PRESENT: Sean Costello, Town Attorney  
Dawn Boncal, Secretary to the Boards  
Jennifer Lucachik, Town Board Liaison

---

MEETING TO ORDER

Chairman Ziarnowski called the meeting to order at 7:33 PM.

AGENDA ITEM 1 – Broadway Group (Dollar General) -Wurtz Property

- Rebecca Hill from the Broadway Group presented the changes in the site plan.
- Chairman Ziarnowski commented it's still a square box and roof is still flat.
- Chairman Ziarnowski read an e-mail from the Broadway Group advising that neighboring meetings should not happen because its likely people will be asking for things and upgrades that are not possible.
- Chairman Ziarnowski suggested a public meeting so the Broadway Group can listen to what the residents want to see there.
- Mr. Liegl suggested she take a ride and look at the area in question.
- Mrs. Schutt said it is a very opposing, unfriendly looking building. It does not inter-relate to any of the surrounding buildings.
- Mrs. Desjardins asked how many parking spaces does Dollar General think it typically needs for a 9,100 sq. ft. building. Ms. Hill answered 30.
- Mr. Pelkey still does not see a significant need for another Dollar General in a town this size.
- Chairman Ziarnowski asked any residents who wished to speak to come forward.
- Ray Wurth, 9300 Boston State Road, lives right across from said place. His biggest objection is the amount of trash all over the place. He is also worried about drainage, where the water will go and what it will contain (oil? gasoline?).
- Sandy Ball, 9299 Boston State Road, lives right next door to the Wurtz property. Does not want to listen to trucks and people all day and night long. She stated she was under the assumption they can build Dollar Generals 7 miles apart and this would be 5.6 miles from the other Dollar General in town.
- Mrs. Loretta Wurth, 9300 Boston State Road. Stated it would be a modern 2019 building in a historical community.

**Uncorrected DRAFT subject to board review and correction.**

- Mr. Costello made a comment they should drive by the property during daytime to see the full effect of the property and community. He suggested submitting a revised plan.
- Mrs. Lucachik asked if the Broadway Group handles any other groups and Ms. Hill responded no so far just Dollar Generals.

NEW BUSINESS

- Solar Panel Initiative

APPROVAL OF MINUTES

- March minutes were not approved yet pending review.

OLD BUSINESS

- No old business.

REPORTS

*Planning Consultant*

- Brunner's is not going through with the plan they submitted.

*Town Attorney*

- The Town is reviewing and considering replacing the code for flood plain management.

*Town Board Liaison*

- Hearing for flood plain management is May 1, 2019.

*Secretary*

- No report.

MEETING ADJOURNMENT

- Chairman Ziarnowski made a motion to adjourn. Seconded by Mr. Pelkey. Meeting adjourned at 8:12 PM. Carried.

Respectfully submitted  
Dawn Boncal, Secretary to the Boards