

**TOWN OF CLARKSON  
PLANNING BOARD MEETING  
February 20, 2018**

The Planning Board of the Town of Clarkson held their regularly scheduled meeting on Tuesday, February 20, 2018 at the Clarkson Town Hall, 3710 Lake Road, Clarkson, NY at 7:00 p.m.

**PRESENT – Board Members**

Conrad Ziarniak, Chairperson  
John Jackson  
William Rowe  
Dave Virgilio  
Leslie Zink

**Support Board Members**

\*Richard Olson, Town Attorney  
\*J.P. Schepp, Town Engineer  
Chad Fabry, Bldg. Inspector  
Susan Kelly, Bldg. Dept.

\*Excused

**CALL TO ORDER**

Conrad Ziarniak called the meeting to order at 7:00 p.m. and led all those present in the Pledge of Allegiance with a moment of silence honoring Veterans, military service members and first responders. Conrad Ziarniak read aloud the agenda.

**OLD BUSINESS**

**Steve and Kathy Kepler – Sara’s Farm Market**

**Property Address: 389 East Avenue**

**Tax ID #: 069.06-1-7**

**Zoning: RS-10**

**Acreage: 25 acres total, 5 acres affected**

There was discussion regarding incentive zoning for Sara’s Farm Market. As a component of the amenity provided to the Town, the Planning Board suggests that the applicant provide a large WiFi-capable TV monitor and a PC/laptop to facilitate Planning Board discussions and presentations by engineers and other applicants.

L. Zink prepared a draft recommendation letter to the Town Board which was reviewed. Once it is amended and finalized, the board members will individually sign it and submit it to the Town Board. C. Ziarniak expressed his concern about consistent and fair zoning practices and adhering to what is legally correct. C. Ziarniak is not in favor of granting incentive zoning and, therefore, will not be signing the recommendation letter. He will submit his own statement to the Town Board.

**NEW BUSINESS**

There was a discussion regarding the expense of code book updates. It was suggested that it would be more convenient and less expensive to use the available online version.

C. Ziarniak stated that J. Underwood initiated a discussion with him and ZBA Chairperson, P. Dittman, regarding commercial solar fields. The Town Board suggested that the Planning Board and the Zoning Board should be involved in creating an ordinance for solar fields. The Planning Board discussed forming a committee of Planning Board and Zoning Board members to work on this objective.

**MINUTES**

Motion by Leslie Zink  
Seconded by Dave Virgilio  
To approve the February 6, 2018 minutes.  
Unanimously carried

**2/20/18**

**ADJOURNMENT**

Motion by Conrad Ziarniak  
Seconded by Dave Virgilio  
To adjourn the meeting at 7:55 pm.  
Unanimously carried

**NEXT MEETING**

The next regularly scheduled meeting of the Planning Board will be Tuesday, March 6, 2018 at 7:00 pm.

Respectfully submitted,

*Susan Kelly*  
Building Department

*Approved 3/6/2018*