



## PLANNING BOARD MEETING

January 22, 2018

**Members present:** Ann Hayslip, Scott Neal, Tim Jones, Rusty Schryer (Ad Hoc)

**Members absent:** Mike Jenis, Kathy Berretta, Larry VanGee

The meeting was called to order by Chair Hayslip at 7:00 PM.

Minutes from 1/8/2018 were approved. Motion: T. Jones, 2<sup>nd</sup>: R. Schryer. *4 members voted in favor, none opposed. Ayes carried.*

### **New Business:**

#### **Application:**

- **Jennifer Harter, 40 Sauter Road, Central Square, NY 13036.** Ms. Harter presented her special use permit application for the installation of a 10' diameter satellite dish on property that she wishes to purchase on Sodus Bay Heights Drive. **(CODE 190-20)** The satellite dish will be anchored on a 3.5' x 3.5' x 3.5' cement block and will be affixed to a 16' galvanized steel pole that will be sunk 4' in the ground. The applicant and her partner desire such a large satellite so that they can receive "free" broadcasts from many foreign countries in order to stay fluent in languages that are spoken in the household. The Board addressed the following areas for consideration:
  - Our Village Code allows only a 42" diameter satellite dish and approving a larger satellite would set a precedent for future applicants in the village.
  - Neighbors have voiced their objections over the project.
  - It was suggested that there may be more suitable locations in alternative rural areas for such an installation.
  - Chair Hayslip referred to the *LWRP* and reminded the group that one of the objectives of the master plan is to preserve and protect the historic rural character of the village and that the *LWRP* directs us to protect its scenic resources and vistas. In **section III, Policy 1**, the *LWRP* states that the Village shall "foster proposals that

enhance community character and preserve open spaces.” It further states that the village shall “avoid introduction of discordant features which would detract from the community by comparing the proposed development with existing mass and distribution of structures, scale, intensity of use, architectural style, land use pattern, or other indicators of community character”. In this same Policy, the *LWRP* continues to state that “new uses in a stable residential area should be avoided when the use, its size and scale will significantly impair neighborhood character”.

A motion to accept the site plan application was made by S. Neal, 2<sup>nd</sup>: A. Hayslip. ***All four Planning Board members present at the meeting voted unanimously against the motion and therefore the motion was denied.*** The application will now go before the Wayne County Planning Board on January 31,2018 and then back before the Sodus Point Zoning Board on February 27, 2018 for final consideration.

A motion to adjourn at 7:45 PM was made by R. Schryer, 2<sup>nd</sup> T. Jones. *4 members voted in favor, none opposed. Ayes carried.* Our next scheduled meeting will be February 5, 2018 at 7 PM.

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Ann Hayslip-Chair

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Scott Neal-Clerk/member

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Mike Jenis/member

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Kathy Berretta/member

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Tim Jones/member

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Rusty Schryer/Ad Hoc member

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Larry VanGee/Ad Hoc member