

TOWN OF JERUSALEM
PLANNING BOARD MINUTES
February 3, 2011

Approved

The regular meeting of the Town of Jerusalem Planning Board was called to order by Chairman Bob Evans, on Thursday February 3, 2011 at 7:00 pm, the roll was called:

Present	R. Evans - Chairman
Present	M. Coriale - Vice Chairman
Present	E. Pinneo
Present	B. Pringle
Present	D. Gridley
Present	J. Gruschow
Present	A. Carcone

Others present, Deb Koop, William Sutherland, Deloris Sutherland, Don Naetzker, John Adamski, and Jack Goebel.

APPROVAL/CORRECTION OF MINUTES

A motion was made by Donna Gridley to approve the January minutes as submitted.

The motion was seconded by Art Carcone

**Ayes —5 - R. Evans, E. Pinneo, D. Gridley, J. Gruschow, A. Carcone
Abstained - 2 – B. Pringle, M. Coriale**

THE PLANNING BOARD'S PUBLIC PRESENTATIONS

A. OLD BUSINESS

a. None

B. New Business

a. Don Naetzker, Project Manager, Finger Lakes Cultural Museum

- i. John Adamski, Trustee for the Museum and Don Naetzker, Project Manager, were present to give the Planning Board an update on the Museum.
- ii. Trustee John Adamski came up with the idea for the museum after he wrote an article for the 2008 Spring Life in the Finger Lakes magazine, asking why isn't there a cultural museum or national history to showcase the Finger Lakes. The Adirondacks have 2 we have none. A reader poll was done on the website to gauge reaction to the museum. The reaction was very positive.
- iii. John has a slide show Imagine a Place, An inspirational slide show. It will be improved to be taken to various locations.
- iv. The vision for the museum

1. Rolling out a work plan for current activities and going forward.
2. Dedicated to making the museum world class and ecofriendly.
3. There will be a couple of differences between this museum and the Wild Center in Tupper Lake and the Adirondack museum in Blue Mountain.
 - a. We will have both cultural and Natural History of the Finger Lakes.
 - b. Partnerships are very strong part of this museum.
 - c. An Aquarium will be a big Element of this museum; this will be the Big Attraction.
4. A consulting company in Boston will do a market study to see if there is a market for the museum and to see if it is sustainable from a business standpoint.
 - a. Residents – There is a population of 2 Million in the area. There are also 260 Schools in the area.
 - b. Visitor market and 1 day trip.
 - c. Global - regional cities and fresh water resources.
5. Selling the Finger Lakes, not just Keuka Lake. 14 cities, 11 lakes and all parks & attractions.
6. The visibility of Keuka Lake State Park with a mix of a natural resource center, cultural resources, an aquarium & education & a research center.
7. Some of the proposed exhibits for the museum are.
 - a. Welcoming Center
 - b. A cross section of a stream
 - c. Touch Tanks
 - d. A path to follow along the tree tops
 - e. Technology
 - f. Hands on learning
 - g. Story Telling
- viii. Don Naetzker explained the process for picking the site. The site planning began with 19 sites, down to 36 and that to the Keuka State as the final site. This site met all of the criteria.
- ix. The Branchport School will become a permanent part of the Museum.
- x. The museum is chartered as a museum by the New York State Education Department.
 - I. There is a Board of Trustees, which includes 12 people. Leaders of the Community
 - II. There are 3 Staff Members
 - a. Don Naetsker, Product Manager
 - b. John Adamski, President and Trustee
 - c. Natalie Payne, Former Curator of the Sonnenberg Gardens
 - d. The Keuka Lake State Park, the Town of

- Jerusalem, and the County of Yates are Sponsors
 - e. John Adamski explained the fund raising efforts that are being planned. The Board is also looking at grant to improve the Branchport School.
 - f. The hope is that the museum will open in 2014.
 - g. The Town of Jerusalem will have no input in the design of the State Park; it will be overseen by New York State. The Town will have input in the design plan for the Branchport School.
 - h. The letter of intent that the Town signed with the museum was just to agree to work together with the museum.
- b. William Sutherland - Property located on corner Assembly Ave & Pear St, Keuka Park, NY 14478. Tax Parcel 72.75-1-11
 - i. William Sutherland was present to present his plan to construct a 5 unit rental townhouse apartment. The new plan is dated 1-12-2011.
 - a. This is an update to the 2007 Special Use Permit, because the statute of limitations has run out.
 - b. On November 14, 2007 the Zoning Board of Appeals approved the Special Use Permit with conditions 1-9. A copy of this proposal is on file in the Planning Board file at the Town Office
 - c. The Planning Board approved the new plans dated 02-03-2011 with the conditions 1-6. A copy of this plan is on file in the Planning Board file at the Town Office
 - d. Keuka College has purchased most of the apartments in the area.

SEQR:

A motion was made by Ed Pinneo : The Town of Jerusalem Planning Board after completion of SEQR review of the Sutherland Townhouse updated plan (on the reverse side of the original plan) dated 1-12-2011/Tax parcel 72.75-1-11 submits a determination of negative declaration for this proposed action. Soil erosion was identified as a potential issue with the project site. The change in land use from a 100% pervious site to a site with 75% plus impervious was identified as having a potential negative impact to neighboring properties and potentially the adjoining roads. The Planning Board has determined that the implementation of the YCSW Erosion Control and Storm Water Plan steps 1-6 which appear on the updated site plan will mitigate this potential issue to a non-significant level. The updated site plan which includes the Yates County Soil and Water approved Erosion and Stormwater plan will remain on file in the Town of Jerusalem Planning Board file. The implementation of the YCSW approved erosion plan, will be a contingency of site plan approval and the project's ground breaking.

The motion was seconded by Art Carcone

Ayes – 7 Nays - 0

SITE PLAN:

A motion was made by Art Carcone to approve the special use permit to build a Five (5) unit Town House on a crawl space foundation with the following conditions. That the conditions 2-thru-7 that were recommended by the Zoning Board in the Special Use Permit dated November 14th 2007 have been met. That the Erosion Control Storm Water Plan presented by Rick Ayres on the updated plan that was submitted to the Planning Board on 2/3/2011 will be adhered to. That the conditions 1-6 on the Storm water plan will be completed and that there will be a preconstruction meeting with all involved parties before any work is started.

The motion was seconded by Ed Pinneo

Ayes – 7 Nays - 0

B. NEW BUSINESS

THE PLANNING BOARD'S PUBLIC BUSINESS

1). COMMITTEE REPORTS:

2). PLANNING BOARD PRIORITIES:

A. OLD BUSINESS

- a. Zoning Regulations review Subcommittee - M Coriale - Chairman–
 - I. The next meeting of the AG-Res committee will be February 7, 2011 @5PM at the Branchport Library.
 - II. The Chronicle Express had contacted her and there was a write-up regarding the potential for rezoning in one of the mid-December issues.
 - III. Mary will contact Don Naetzker regarding a museum presentation.
 - IV. Mary Coriale and Jennifer Gruschow will meet with Matt Ingall's on Wed 2/09/2011. They will suggest that we combine some of the rezoning with the Hamlet of Branchport Grant. After Mary and Jennifer meet with Matt Ingalls the committee will decide when to have the meeting for the Public. It seems that some of Matt Ingalls work for the grant is a duplication of the 54A zoning committee.
 - V. The committee would like to have a public meeting where people

- could work at tables to have input about the types of uses they would like on 54A.
- VI. Mike Steppe is developing a survey. We will need to decide if the survey will be included with the newspaper articles or if it will only be online.
 - VII. Jim Crevelling is working on a script for committee members to use, so that we are all on the same page. We will review this at our next meeting.
 - VIII. Mary is working on a power point presentation; we will also review this at the meeting.
 - IX. Liza Saether will compose an article to be included in the BPA and KLA newspapers.
 - X. Donna will ask Elaine for a list of names from this area.
- b. Agriculture Protection & Right to Farm. - Donna Gridley- Chairman.
 - I. Donna has been busy working with Joe Hoff who is going to make a public presentation to the Board about hydrofracking.
 - II. He will also hold a public meeting. This meeting will be at the Penn Tan Middle School Auditorium on the 15th of March at 7pm. Klass Martin will be helping to moderate the meeting. There will be a couple of farmers from Pennsylvania to explain some of the problems that they have had. This will be an informational meeting.
 - c. TOJ Conservation and Renewable Energies subcommittee (Deb Koop – Chairman – Jim Creveling – Co – Chair)
 - I. D. Koop reconfirmed that the committee reelected D. Koop as Committee Chairman and Jim Creveling as Vice Chairman.
 - II. The committee met in January with Finger Lakes Museum officials and mutually agreed to a working partnership to achieve our town's conservation goals. The committee has also formed a partnership with The Finger Lakes Land Trust.
 - III. The committee again extended an invitation for a Planning Board member to join the committee.
 - d. Keuka Lake Watershed Land Value Steering (Deb Koop – Chairman)
 - I. Chairman D. Koop reported on the upcoming Inter-municipal Shared Service Training workshop on Municipal Actions for Land and Water Protection:
 - II. When: Monday, March 28th, 2011
 - III. Where: Yates County Auditorium
 - IV. Time: 5:30-6 p.m. Registration & PIZZA
 - V. 6 p.m. – 9p.m. Workshop
 - VI. What: Training will provide municipal officials with valuable perspectives on how municipalities can work individually and together to protect invaluable land and water resources. Learn what processes are helpful to move issues forward.
 - VII. Price: THE WORKSHOP IS FREE.

VIII. Credits: PARTICIPANTS RECEIVE THREE HOURS OF MUNICIPAL TRAINING CREDITS.

- e. Grants – Jennifer Gruschow
 - I. Jennifer Gruschow held a meeting with the steering committee on Wed 1-12-2011 at 2pm. They had a really good session.
 - i. They looked issues, opportunities and assets.
 - ii. They identified several different issues.
 - 1. Physical condition of properties.
 - 2. That the hamlet does not have public sewers
 - 3. The hamlet suffers from an image problem, compared to other areas of the lake.
 - 4. Noise and parking
 - 5. Opportunities to work with our zoning.
 - 6. Opportunities to improve our info structure.
 - 7. We have tourists
 - 8. Opportunities to create our own image, by creating a waterfront revitalization plan to enhance the image.
 - iii. They also looked at the assets that we already have.
 - 1. Natural beauty of the lake.
 - 2. History of the Hamlet
 - 3. Vineyards
 - 4. Finger Lakes Museum
 - II. The Steering committee will be meeting again in March.
 - III. Jennifer will meet with Matt Ingalls on Wed 02-09-2011.
- f. Planning Board Training – Tom Close
 - I. No Report
- g. Planning Board Education – Bob Evans
 - I. No Report
 - II. Signs – Art Carcone – Chairman
 - i. Art commented that by the next meeting he will have a final suggestion for a Sign Law for the town of Jerusalem.
 - ii. Art has a copy of the Sign Law from the town of Barrington. This law has been reviewed by John Phillips and Art Carcone, it was felt that with a few clarifications this law would work well for Jerusalem.
 - iii. This law would also work well for 54A.
 - iv. Art also has a copy of the Sign Law from the Town of Gorham; it was felt that this law was too brief.
 - v.
- h. Windmills
 - i. Jim Barr has resigned; Art Hunt is the temporary committee chairman.
 - ii. The feeling of the committee is that the regulations were sent to the Town Board and that it should be acted on by them.

- iii. It was suggested that a meeting be held with all interested parties.

B). NEW BUSINESS

A motion to adjourn the meeting at 9:25pm by Donna Gridley and seconded by Bill Pringle.

Ayes- 7 Nays - 0

Respectfully submitted,

Carol Goebel