

TOWN OF HENDERSON  
12105 Town Barn Road  
Henderson, New York 13650  
Planning Board Agenda  
Tuesday, December 12, 2023 at 5:00 PM

**CALL TO ORDER and PLEDGE OF ALLEGIANCE**

**ATTENDANCE**

NOTE: Subdivision Requests do not have to be referred to the County.  
Town Board Resolution adopted September 10, 1992; NOW, THEREFORE, BE IT RESOLVED, that the Town of Henderson hereby agrees that the following actions shall be considered to be of a local rather than of inter-community or county-wide concern and shall therefore be exempt from referral to the County Planning Board pursuant to General Municipal Law, Section 239m; Site Plans/Special Permits for new buildings or additions consisting of less than 500 square feet where the principle use will occur within the new structure; unless the new building or addition will require a new or improved access point onto a State or County roadway; All Site Plans/Special Use Permits for the placement of individual single and two family houses, including mobile homes, or manufactured houses. No applications that fall within these guidelines will be referred to Jefferson County Planning

**Request of Butterville Properties, LLC, c/o John Barney**

Located at 11279 County Route 75, Adams, NY

On Parcel #98.00-1-22.1

In AR

Bordering property owned by Gene Bolton, Butterville Properties, Alan Fields, Bedford Creek Properties, LLC, Butterville Properties, Generations Landholdings, LLC, Town of Henderson.

Request to subdivide a 4.664 acre parcel of land on the north side of Dunbar Road from a 182.78 acre parcel they own.

**DISCUSSION:**

**PUBLIC COMMENTS:**

**SEQR MOTION:** by \_\_\_\_\_, second by \_\_\_\_\_, declares the proposed action to be a **TYPE ACTION** \_\_\_ under Article Eight of the NYS Environmental conservation Law, which determines there is no significant impact on the environment and no further review is necessary.

Roll Call voting (\_\_\_); Michael Contino, John Treadwell, Robert Whiteman, Bob Ashodian, Ken Vance.

**CLOSE PUBLIC HEARING MOTION** by \_\_\_\_\_, second by \_\_\_\_\_.

**DECISION MOTION** by \_\_\_\_\_, second by \_\_\_\_\_, \_\_\_\_\_ the proposed request.

Roll Call voting (\_\_\_): Michael Contino, John Treadwell, Robert Whiteman, Bob Ashodian, Ken Vance.

---

---

**Request of Heather and Gregory Harmych, c/o Benjamin and Kaylee Freeman**

Located at 13642 County Route 71, Henderson

On Parcel #98.00-1-28.4

In AR

Bordering property owned by Ronald J. Pope – c/o Amanda Root, Christopher J. Lennox, Hylight Farms, LLC, Ronald J. Pope – c/o Amanda Root..

Request to subdivide a 13.769 acre parcel into three lots.

**DISCUSSION:**

**PUBLIC COMMENTS:**

**SEQR MOTION:** by \_\_\_\_\_, second by \_\_\_\_\_, declares the proposed action to be a **TYPE ACTION** \_\_\_ under Article Eight of the NYS Environmental conservation Law, which determines there is no significant impact on the environment and no further review is necessary.

Roll Call voting (\_\_\_); Michael Contino, John Treadwell, Robert Whiteman, Bob Ashodian, Ken Vance.

**CLOSE PUBLIC HEARING MOTION** by \_\_\_\_\_, second by \_\_\_\_\_.

**DECISION MOTION** by \_\_\_\_\_, second by \_\_\_\_\_, \_\_\_\_\_ the proposed request.

Roll Call voting (\_\_\_): Michael Contino, John Treadwell, Robert Whiteman, Bob Ashodian, Ken Vance.

---

---

**Request of Erin and Dave Cantu**

Located at 12742 Eastman Tract

On Parcel #105.12-1-5

In LF

Bordering property owned by Joel and Joyce Ellen Owerbach, Nicholas R. and Michelle Roderick-Lee.

Request to build a retaining wall

**DISCUSSION:**

**PUBLIC COMMENTS:**

**SEQR MOTION:** by \_\_\_\_\_, second by \_\_\_\_\_, declares the proposed action to be a **TYPE ACTION** under Article Eight of the NYS Environmental conservation Law, which determines there is no significant impact on the environment and no further review is necessary.

Roll Call voting (\_\_\_); Michael Contino, John Treadwell, Robert Whiteman, Bob Ashodian, Ken Vance.

**CLOSE PUBLIC HEARING MOTION** by \_\_\_\_\_, second by \_\_\_\_\_.

**DECISION MOTION** by \_\_\_\_\_, second by \_\_\_\_\_, \_\_\_\_\_ the proposed request.

Roll Call voting (\_\_\_): Michael Contino, John Treadwell, Robert Whiteman, Bob Ashodian, Ken Vance.

---

---

**MOTION** by \_\_\_\_\_, second by \_\_\_\_\_ to accept the November 8, 2023, minutes.

**New Business:** Next regular meeting, Tuesday, January 2, 2024 to be held at 5:00 pm.

---

**ADJOURNMENT MOTION** by \_\_\_\_\_, second by \_\_\_\_\_ adjourns the meeting.

Roll Call voting (\_\_\_) Mike Contino, John Treadwell, Robert Ashodian, Robert Whiteman, Ken Vance.

Respectfully,

Mary M. Cornell, Planning Board Clerk