

**TOWN OF HENDERSON PLANNING BOARD AGENDA**  
**12105 TOWN BARN ROAD, HENDERSON NY**  
**November 8, 2023, at 5:00 PM**

Committee Members: Chairman Michael Contino, Kenneth Vance, John Treadwell, Robert Ashodian, Robert Whiteman.

**CALL TO ORDER and PLEDGE OF ALLEGIANCE**

**ATTENDANCE:** This meeting will be held in the TOH garage

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

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**1. JCIDA – David Zembiec, CEO – PILOT programs**

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**2. PRESUBMISSION – 2 new Subdivisions will be presented**

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**3. CONTINUATION OF CASES FROM OCTOBER –**

**REQUEST - Anthony and Patricia Watson** - request to demolish existing structure and build a new structure on the existing footprint.

**DISCUSSION:**

**PUBLIC COMMENTS:**

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**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, Ken Vance, Robert Whiteman, Bob Ashodian.

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

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

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

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**REQUEST – WILLIAM LEEPY GLEASON – to build addition and privacy fence.**

**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.

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

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**4. Request for Gilman Road Solar, LLC, a subsidiary of Nexamp, Inc.**

Located on 10746 NYS Route 3

On Parcel # 98.00-1-5

In AR

Request to construct a 1.9 MW (dc) solar farm on a 127.7+/- acre parcel of land in the Town of Henderson. The proposed solar farm will be constructed on approximately 11.0+/- acres (fenced area).

Bordering property owned by Windswept Ventures, LLC, Thomas B. Wallace, Joan T Woods and John H. Treadwell II, Flat Rock Association, Inc, Alan J. Pope, c/o Coughlin & Gerhart LLP, John H. Treadwell II, Joan T. Woods, Rocky Ridge Properties, LLC, c/o Stephen W. Yaussi, Stephen W. Yaussi, Stephen W. Yaussi, David Cean and family of Albert J. and Thelma R. Schneider, and Melinda Whitney. .

**DISCUSSION:**

**PUBLIC COMMENTS:**

**MOTION** by \_\_\_\_\_, second by \_\_\_\_\_

**MOTION** by \_\_\_\_\_, second by \_\_\_\_\_.

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

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**MOTION** \_\_\_\_\_, second by \_\_\_\_\_ to accept the October 10, 2023, minutes.

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

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**New Business:** Next regular meeting, Wednesday, December 6, 2023 to be held at 5:00 pm.

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

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

Respectfully submitted,

Mary M. Cornell

Planning Board Clerk