

**TOWN OF MACEDON
PLANNING BOARD
August 2, 2021**

PRESENT: Vice Chair Merton Bartels, Members Greg Whitney, Kevin Rooney and Suzanne Airy. Also present were Town Engineer Scott Allen and Board Clerk Stacy Nisbet. Absent were Chairman Doug Allen and members Mark McEwen and Richard Share.

Vice Chair Mert Bartels called the meeting to order at 7:32 p.m.

NEW BUSINESS:

PB-17-21 – Macedon Properties Inc. – 1568 Macedon Center Road – New Mini storage facility
- Sketch Plan review

Lalit Shah from Macedon Properties and Brennan Marks from Marks Engineering were present to address the application. They are proposing building a Mini Storage Facility at 1568 Macedon Center Road (Route 31F). The facility will have Green Energy Solar panels with power being sold back to the grid. The proposed facility would have landscaping all around the property lines. There would be a swing gate on 31F. They will not be climate controlled as they don't see a demand for that.

A Board Member asked how many solar panels there would be and they were not sure of the exact number.

The question was asked if there would be outside storage and the answer was no.

The zoning line cuts through the lot which is mostly General Commercial with a small portion being residential. They will request a variance from the zoning board.

Motion made by Kevin Rooney to grant sketch plan approval, seconded by Suzanne Airy. All in favor, motion carried.

ZBA Referrals

Z-08-21 – Stewart – Crest Ave – Area Variance – Section 300-63-B6 – Accessory Structure in front of Primary structure

Town Engineer Scott Allen explained that the applicant would like to build an accessory structure in their front/side yard, when the code requires an accessory structure to be behind the front of the home. The residence is on a dead end road. The farm land next door will not be developed. There is not backyard on this property as it has a sharp drop off.

A motion was made by Greg Whitney, seconded by Suzanne Airy, for a positive referral for an accessory structure in the front yard. All in favor; motion carried.

MINUTES:

Suzanne Airy made a motion to approve the 07/19/21 minutes, seconded by Greg Whitney. All in favor; motion carried.

ADJOURNMENT:

A motion to adjourn the meeting was made by Kevin Rooney, seconded by Greg Whitney. All in favor meeting adjourned at 7:45 p.m.

Respectfully submitted,

Stacy Nisbet
Clerk to the Board