

The Clinton Town Board held their zoning revision meeting on this day in the Town Hall. Present were Supervisor Ray Oberly and Board Members Nancy Cunningham, Dean Michael, Michael Whitton, and Eliot Werner. There were seven residents in the audience.

Supervisor Oberly called the meeting to order at 7:00 PM and led the Pledge of Allegiance.

### **Councilmember Michael's Comments**

**Dean Michael** started off with reviewing the emails from Ag-Markets and other notes.

§250-61.1 (old B.) Motor Vehicle Related Use

**Michael Whitton** questioned if it limited to certain zoning districts

**Dean Michael** the answer would be yes and you have to look at the schedule of use chart

**Ray Oberly** What is a “residential district boundary”

**Michael** the last property in the hamlet could not operate a garage... we can add Zoning to Residential District.

**Oberly #3** Need definition of motor vehicle

**Michael** Look under Motor Vehicle sales or service and use that as a definition of Motor Vehicle.

**Whitton #5** Dispensing of petroleum products should add except to complete the repair.

**Michael** I will add except as needed to complete the repair.

**Oberly #B4 Which wet lands? We should identify the state wet lands and change it to 200 ft**

**Eliott Werner** We have wet lands maps so we could regulated a size less than the NYS regulations.

**Oberly** We would need a map that we don't have. In B5 no repairs outside would stop someone to due a quick respair.

**Whitton** we should add wherever possible gets them out of it

**Oberly** In #6 thinks 14 days is too short - A consensus was to change to 30

**Werner** Thinks we need a full time zoning administrator to enforce the code

**Oberly** In #7 deciduous plantings are not all common to the area should just leave evergreen.

**Whitton** in C#2 the wetland issue should add the NYS regulated wetland

**Oberly** In #3 same as above

**Whitton** in #4 somethings wrong with wording should replace the word current in front of NYS. In #6 change to 30 days and #7 delete deciduous plantings as above

### **250-55 Historic district and landmark protection**

**Russ Tompkins** is concerned with the law as written. The petition brought to the town without the landowners written permission violates there right.

**Whitton** says that the petition has to be submitted by the owner.

**Werner** thinks that they others can petition behalf of the owner

**Oberly** it has to be written.

**Whitton** says we can just add at the end of “B” written petition signed by the owner

**Oberly** In D#1 200 ft of designated property is that from the line or the building

**Werner** should be property line

**Tompkins** Someone could come along and create a district

**Werner** will try to rewrite it.

**Oberly** think it should be split into two sections

### §250-56. Home occupations.

**Michael** read comments of Tom Myers

**Tompkins** agrees with how it’s written and wouldn’t change anything.

**Werner** wants to clarify a few things on pg 4 they are not just offices but include occupations and that the intent was to allow the work to be done at home. The word office is confusing

**Rich Morris** the letter ref to the town as residential but its rural and his letter is quite restrictive and we should allow for ore in home work. Should make the law to allow more than 1 commercial vehicle.

**Oberly** The parking requirement home business is restrictive such as hair dresser limits the # of employees

**Chris Juliano** In C1 the standard should allow for a 2 piece bath in an accessory structure

**Debra Laporte** Doesn’t think a small contractor is a problem but a big contractor with big equipment would be more of an issue.

**Werner** Meyers comment on wood splitting operations (Saw Mill) is different

**Oberly** in C1 Out door storage should be limited outdoor storage or no permanent

**Nancy Cunningham in C2** the are certainly some current violations

**Juliano** Out door storage not be visible

**Werner** we should discursive long term storage

**Cunningham** should add Temporary storage is permitted but shall not be visible”.

**Joe Laporte** He move here for the peace and quiet and does think we should allow it

**Juliano** As long as it’s not visible what is the issue?

**Michael** I will add so long as it’s not visible

**Oberly** In #4 resident and 1 other person will be permitted is restrictive

**Tompkins** in #6 shall not exceed 25% of the habitable floor area

**Juliano** the IRS and State Taxing authority only allows only 25% or so to write it off for home Occ

**Whitton** Should not give outward appearance of a business. In #10 change to conference law word for Major or Collector Road

**Oberly** In #9 why is it limited to 3 clients we should not limited

**Werner** In #10 public highway could just put a period after traffic or just any road.

**Tompkins** On #12 why 65 db at property at the property line

**Oberly** In #14 how do we define offensive smoke/odors it not quantitative measurement

**Werner** what is we remove the word offensive or excessive

**Whitton** suggest that Oberly should do some research coe up with a better definition

**Oberly** In #15 should ad as per NYS DEC list and should take out #16. What is the fee in “D” we need to pick a number

**Whitton** In “E” a machine shop office? We should take out office

Councilmember Michael said we will discussed the following sections at the next meeting on September 5th at 7pm, **Sections to follow are 250-58, 61, 61a, and 66**

Video can be seen at <https://www.youtube.com/watch?v=Ddmfcdlv8Z0>

**ADJOURNMENT**

MM Oberly, 2nd Michael that the Town Board adjourns the meeting. at 9:10 PM.

Respectfully Submitted,  
Dean Michael, Councilmember & Zoning Revision Chair