

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, and Eliot Werner. Michael Whitton was absent. There were five 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 August 15th minutes other notes.

Russ Tompkins had Comments on §250-55 in regards to just adding on the comment of written consent of landowner.

Elliot Werner stated that he was working on changes to 250-55 with his Wife but where not complete. What he wants to do is break it into two Sections.

Tompkins is concern with creating a historic district.

Werner read the comments from Deborah Lapointe §250-56 and concern about her neighbor operating a business at home with excessive noise and material storage. Werner stated that many of these items are qualitative and not qualitative which made and very subjective.

Michael thought that many of the items where addressed at the last meeting and some of the items are addressed in different sections. The storage item is addressed in 250-64 so we can handle it there.

Werner stated that §250-61.1 (old B.) Motor Vehicle Related Use should be 250-61.2 not 1

§ 250-58 Hotels, Motels, and Inns

Tompkins why do we even have this section in the hamlets of any section

Werner it's in the hamlets because it's supposed to be the commercial section

Oberly you also can't build it in the hamlets because of the restrictions

Ian Shrank agrees with Russ the Town doesn't want to be Hyde Park or Rhinebeck and not to complete until the event center law.

Michael questions the new project on 18 Hollow Rd as be a possible Inn

Louis Fiorese The Town ZA they are operating as a B&B but if we take it out we may need to add it back in.

Nancy Cunningham Agrees that we should delay until the event law

Greg Stanford thinks we should keep it in because it's hazardous to travel at night because of deer.

Michael even if we delete this section the short term rentals could make up for that loss.

Werner Wants to keep until deal with short term rentals which is better because they could be located anywhere in town.

Oberly is in favor of taking out. Minimum area size is a lot to get more rooms. In C 4 weeks, how do we inforce that?

Michael I'm sure that there not to allow long term rental that attracts criminal elements

Shrank we should hold off until we finish the short term rental

Michael All agreed to table this section

250-59 Kennels

Russ Tompkins is concerned that the old new definition changed this section we should kee the old definition because of the work housed and now it applies to all homeowners.

Michael so we should keep the old definition.

Rich Morris There is no difference between in annoyance if a dog is a pet or at a boarded location.

Shrank if a section is skipped does that mean there is no change...answer was yes.

Tompkins is a law that deal with barking dogs

§ 250-61 Landscaping

Oberly we don't plant invasive species. So we should change the word from native to non-evasive.

Werner we should delete 1 and just leave Non-invasive plantings shall be used unless otherwise approved by the planning board.

Oberly said we should have a definition for tree

Ian said we need to fix the word Principal not principle and should on and bordering the site.

Michael I will add on wherever possible at the end just in case they can't accommodate it

Oberly in #5 in the middle want to remove evergreen

Ian how about a mixture of plantings

Werner Thought we took out deciduous

Ian want to add at the end first line from neighboring properties and roads.

Louis Fiorese how do we get to 250-61? The Planning Board under site plan approval and if you don't go in front of the planning board you would not be subject to 250-61 thinks we should have this section expanded to capture more of the town. Also we should keep the native plantings as these are more likely to survive over the years. Reasonable landscaping ordinance is not something to be afraid of and will get back to us for where he said we should apply these items.

Werner in general the planning board would make those suggestions and not just on parking lots.

Oberly In 5 we need to have visibility and we should add that to this section. Also, the DEC definition of Native he does not know what they are and they are not readily available and we would have to spend a lot more than what you could get at the Home Depot. In # 6 doesn't know if 15% is reasonable

Werner thinks we should have good landscaping

Ian 15% is a small number and he doesn't think it's a lot to ask for grassy areas as a break up from a large parking lot.

Tompkins Doesn't understand how we would calculate it

Oberly said we say that the Planning Board should make the suggestion

Fiorese if you have a parking lot of 20 or more you need to break up the lot with non-paved islands and its good for water runoff and adds a lot benefits.

Ian add such interior landscaping shall comprise

Cunningham why only have trees

Ian they add shade, cooling and oxygen

Fiorese by retaining C you would define what types of planting would be acceptable.

Oberly in # 8 he's concerned about the grade issue as being too subjective

Cunningham where in the zoning would we address the handicap issues?

Fiorese that would be in the NYS Building Code is regulated what would be required

Oberly in #11 Non-evasive to be replace native and in #12 talking about the grading going from the parking lot to the side walk.

Fiorese we should add a creative solution to accommodate ADA and a rural character

Oberly in #13 we should add to be provided to the Town Clerk

Councilmember Michael said we will discussed the following sections at the next meeting on September 19th at 7pm, **Sections to follow are § 250-61a (old a), 66, 67, 68, 70 and 72**

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

ADJOURNMENT

MM Oberly, 2nd Michael that the Town Board adjourns the meeting. at 8:56 PM.

Respectfully Submitted,
Dean Michael, Councilmember & Zoning Revision Chair