



TOWN OF CAIRO PLANNING BOARD
PO Box 728, Cairo, NY 12413
Chairman-Joe Hasenkopf
Email: planning@townofcairo.com

Meeting Minutes: February 7, 2019

Members Present: Joe Hasenkopf, Allen Veverka, Ed Forrester, Kevin Hicks, Elizabeth Hansen and Stacey Poulsen

Absent:

Pledge of Allegiance

Approval of Meeting Minutes for January 3, 2019

The first order of business was to review and approve the January 3, 2019, meeting minutes. A motion was made to approve the minutes by Kevin, seconded by Allen, all were in favor, the motion was passed, and the minutes were approved for the record.

Public Hearings

1) 2019-0101 - Old Factory Brewing Company, LLC - 628 Main Street (Tax Map# 101.05-7-7)

Tim Cornelison and his father appeared and explained their intentions to open a farmer's brewery. They currently own a bottling business in the building where the brewery will reside. The building was built in 1905. It was discussed the brewery would be a community gathering place, and the upstairs they will rent out as a hall. The President of Cemetery Board was in attendance and expressed concerns whether there would be any excavating that would affect that section of the cemetery near the establishment. The Cornelisons assured them there would be no effect on the cemetery grounds.

Business

2) 2019-0101 - Old Factory Brewing Company, LLC - 628 Main Street (Tax Map# 101.05-7-7)

Mr. Cornelison and his father were present to present their site plan including a floor plan including an ingress and egress of the proposed space. It was explained that there would be no change to the outside of the structure. The entrance driveways were discussed and there was a question of how

many feet from the road and the estimate was 16 feet. The Chairman presented a document to the applicant to obtain approval from the Highway Department. Signage was discussed – And described as being made of wood or some sort of plastic on the street with ceramic lights shining in a downward fashion and the other sign would be painted on the front of the building where it is concrete. The logo is still a work in progress. The Cornelisons discussed that they would like to be open by June and described the establishment to be more of a brewery than a restaurant. The intention is to operate as a Farmer’s Brewery.

Questions from the Planning Board included square footage of the building and basic layout of the proposed floor plan. The Chairman asked if there were any further questions or concerns and there were none.

A motion was made by Elizabeth to close the public hearing, seconded by Kevin, all were in favor and the public hearing was closed. A motion to approve the site plan was made by Allen, seconded by Kevin, all were in favor and the project was approved. Mr. Cornelison paid the site plan fee of \$200.00.

2) 2019-0103 – Delightful Bites By Nina –Heath - 597 Main Street (Tax Map #101.05-7-20)

Nina Heath and Philip Heath were present to discuss their site plan to open a small commercial bakery at 597 Main Street. They presented a letter of permission from the current owner. They explained that they plan to purchase the building. It was indicated they would be making changes to the building by constructing a commercial kitchen in the back area and upgrading the electrical system by increasing the amperage. There would be no changes to the exterior of the building other than minor cosmetic changes such as paint, etc. Discussion turned to the building being described as vacant for 7 or 8 years and the various businesses that were housed in the building over the years, i.e., fabric store, etc.

The Chairman asked the applicants to fill out a SEQR form. Joe asked if there were any other questions or concerns from the Planning Board members and there were none. The Chairman went on to say that the next step would be to schedule the public hearing for March.

Mr. Heath wanted clarification on the process, would it be safe to go ahead and purchase the property. It was explained that there would not be a formal approval until the public hearing was held. The Chairman indicated to the applicant the fees would be \$200 for the site plan application and \$30 for the public hearing. The applicant provided \$30.00 for the public hearing and plans to provide the \$200 site plan fee at the March 7, 2019 meeting.

3) 2019-0102 – Red Star Café’ & Bakery – Guiragossian – 526 Main Street (Tax Map#101.05-3-23)

No one from the Red Star Café appeared.

A motion to adjourn the meeting was made by Stacey and seconded by Allen, all were in favor and the meeting was adjourned.

Respectfully submitted, *Diane*
Diane M. Newkirk ~ Planning Board Secretary

