



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

Meeting Minutes
February 2, 2023

The Planning Board meeting was held in the Town Hall.

Members Present: Joseph Hasenkopf, Allen Veverka, Ed Forrester, Beth Hansen,
Kevin Hicks and Richard Lorenz (Alternate)

Pledge of Allegiance.

Approval of January 5, 2022, Meeting Minutes: Minutes were approved as written. Ed made a motion to approve, seconded by Kevin, all in favor.

Public Hearings:

1. 2022-1203P Katrina Lee 348 Main Street Tax(101.10-2-8)

Applicant has proposed an office building on Main Street, in COM zone.

Ms. Lee presented her project with her engineer.

There were no questions by the public.

**2. 2023-0101P James Maloy & Curt Taylor / County Waste 465 Ross
Ruland Rd. Tax(118.00-4-49)**

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Applicant has applied to adjust plans recently approved by Planning Board by adding to existing structure, not erecting new structure.

Project was presented by Brian M.

No questions were posed by the public.

Business

1. 2022-1203P Katrina Lee 348 Main Street Tax(101.10-2-8)

Applicant has proposed an office building on Main Street, in COM zone.

- a. New App fee received.
- b. Site plan received.
- c. Subdivision Application received.
- d. Zoning officer letter received.
- e. SEQRA negative.

Allen made a motion to close the public hearing, seconded by Kevin.

Allen made a motion to approve the project pending road maintenance resolution, Liz seconded, all in favor.

2. 2023-0101P James Maloy & Curt Taylor / County Waste 465 Ross Ruland Rd. Tax(118.00-4-49)

Applicant has applied to adjust plans recently approved by Planning Board by adding to existing structure, not erecting new structure.

- a. Fees received.
- b. Site plan received.
- c. Subdivision Application received.
- d. Zoning officer letter received.
- e. SEQRA.

Kevin made a motion to close the public hearing, seconded by Liz.

Allen made a motion to approve the project, seconded by Kevin, all were in favor.

3. 2022-1202P The Mill/Robert Martin 55 Rt. 85 SUP Tax
(101.00-1-2.2)

Applicant proposes a sawmill operation on existing property.

Mr. Martin presented his project to the board.

A public hearing has been scheduled for March 2023.

- a. New App fee due
- b. Site plan received.
- c. Subdivision Application received.
- d. Zoning officer letter received.
- e. SEQRA.

OLD BUSINESS

1. 2022-0701P Purani/Bohler Engineering/Steve Vukas SUP NW corner
of State Route 23 & Ross Ruland Rd. Tax (119.01-1-20, 26, 27)

PUBLIC HEARING REMAINED OPEN, previously approved by board.

Applicant wishes to develop 2.5 acres of land on a 7.7-acre lot for a gas station and retail operation.

Proposed new gas station, old gas station will close.

- a. Fee received.
- b. Site plan received.
- c. Special Use Application received.
- d. Zoning officer letter received.
- e. SEQRA complete.

Allen made a motion to approve the project, after neighbors and Mr. Purani have resolved concerns. Kevin seconded motion.

Allen made a motion to confirm approval of the project, seconded by Liz. All were in favor.

NEW BUSINESS

**1. 2023-0201P Gary Harvey/Joseph Caputo 365 Route 39 SUB Tax
(117.00-3-73)**

Applicant proposes a minor subdivision on existing property.

- a. New App fee paid 2/23
- b. Site plan received.
- c. Subdivision Application received.
- d. Zoning officer letter received.
- e. SEQRA.

Public hearing scheduled for April 2023.

**2. 2023-0202P Angela Worth 513 Sandy Plains Rd. SUP
Tax(101.00-2-67)**

Applicant has proposed to convert existing Barn to event space, as well as farm stand with vegetables and honey.

- a. New App fee received 02/02/23.
- b. Site plan received.
- c. Subdivision Application received.
- d. Zoning officer letter received.
- e. SEQRA.

Scott Ouimet is Engineer.

Land has gravel driveway, no sewer yet.

Board requests copy of Right of Way, and a 239 review with County board.

Public hearing scheduled for March 2023.

Allen made a motion to end the meeting, Kevin seconded the motion. All were in favor.

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Respectfully submitted,
Donna Vollmer
Planning Board Secretary.