

Town of Huron

Planning Board Meeting

March 7, 2022 7:00 p.m.

Board Members Present: Chairman Tiffany Smith, Larry Lockwood, George Steffler and Kyle Shultes. Bryan Ritter was absent.

Others Present:

Building Inspector Roger Gallant, Deputy Chaz Gambino and Clerk Diane Bean

Guests:

Bob Lannon

Minutes:

Tiffany Smith moved to table voting on the minutes for the October 4, 2021 and approve the minutes for February 7, 2022. All were in favor.

Old Business:

- Proposed Bay Shore Heights Subdivision (Rodney Graybill Subdivision)
- Review of Short-term Rental provisions

Rodney Graybill Subdivision:

Tiffany Smith inquired if everyone read the review of the LWRP relating to the subdivision; comments and recommendations submitted by Roger Gallant. All stated that they had. A motion was made by Larry Lockwood to receive and file the LWRP review, George Steffler seconded the motion. All in favor.

Roger stated that the Wayne County Planning Board recommended approval of the subdivision with comments all of which are already being considered for inclusion in the subdivision plan.

Tiffany, making reference to the Wayne County Planning Board recommendation letter inquired if anyone had questions or comments. All members read the letter.

Tiffany suggested a stipulation be made that all of the 13 lots be created at the same time. The Planning Board would then proceed with the preliminary and final approval.

George Steffler made a motion to approve the Rodney Graybill Subdivision plot plan with the stipulation that all of the 13 lots are to be created at the same time, Larry Lockwood seconded the motion. All in favor.

Short Term Rental:

Tiffany explained that Charles & Carol Murzin have submitted correspondence with some data regarding short-term rentals from surrounding towns. She asked if anyone reviewed the current law. Tiffany explained that she read the short-term residential rental use law for the

Town of Huron and found it very vague. She feels that the State should have requirements regarding some of the information submitted.

Tiffany asked Roger if the special permit is carried over if the property is sold; he said yes. She expressed her feeling that the law is weak; that the Planning Board could make recommendations to improve it.

Chaz Gambino commented that he has been looking into the websites for short-term rentals and found some residents that are renting without a permit. He has sent them a letter.

Tiffany requested the Board review the information submitted by Chuck & Carol Murzin. Also to review the laws of other towns like Huron and come up with some suggestions regarding fees and inspections, for discussion at the next meeting.

Vacant Properties:

Roger handed the Board members a form created by the Building Department to track vacant properties. He believes it is a place to start. Roger also mentioned that he has a book containing a lot of information that has not been addressed in a couple years and suggested it may be time to propose it to the Town Board.

Other Business: None.

Wayne County Planning Board: None.

Adjournment: A motion to adjourn the meeting was made by Tiffany Smith, seconded by Larry Lockwood. All in favor; meeting adjourned at 7:53 p.m.

Diane Bean, Planning Board Clerk