

Springport Planning Board Minutes November 20, 2024

*Called to order by Chair Mike Sacco at 7:00PM.

*Pledge of Allegiance was recited

* Members present: Mike Sacco, Karen Luziani, Amy Alcock, Cathy Dreverman, Donna O'Hara, Jon Patterson and Lance Winter

*Members absent: No Members were absent

*Visitors: Ed Staehr, Tom Gulliver, Hannah Thurston, Elizabeth Lawton, Lloyd Cornell

OLD BUSINESS:

Chairman Mike Sacco opened discussion regarding the mining operation proposed by Ed Staehr and Tom Gulliver. The Town of Springport Planning has input regarding this operation and will complete Cayuga County form **GML §239.I, m & n Review Committee Referral** (see attached copy and send to Cayuga County Department of Planning & Economic Development. The county has 30 days to respond and will then be forwarded to the NYS Dept. of Environmental Conservation for their review.

Please see attached list of concerns and questions that the Planning Board has voiced. This list will be forwarded to Ed Staehr and Tom Guilliver via email.

NEW BUSINESS:

Variance #1 - Hannah Thurston, address 4726 Davis Road, is requesting a variance of a lot division at the same address. She currently lives with her mother, Elizabeth Lawton who would like to divide the property where Hannah would build a modular home. Howard Tanner, Town of Springport Codes Officer advised Hannah that both lot sizes, hers and her mothers, would not be within the Town of Springport Codes and Zoning Laws. She was advised by Mr. Tanner to speak to the Town of Springport Planning Board and request a variance. A letter from neighbors, John and Suzanne Kapcha was presented by Ms. Thurston stating they are "the owners of adjoining property to the proposed new house, consents to its construction." (Side note, the letter from the Kapcha's was not notarized). The Board advised Ms. Thurston to check with the Cayuga County Health Department regarding a septic tank on her property or her mother's adjoining property. The Board also advised Ms. Thompson to check with Jen Schenck, Town of Springport Assessor, to check on the assessment. The Board will review a variance request once the requested information is received.

Variance #2

A request form Patrick Waldron of 1470 Fitzpatrick Road for a 24 foot attached garage, was denied by Town of Springport Codes Officer Howard Tanner siting set-back issues. Mike Sacco will speak with Howard Tanner regarding the Agriculture and Residential Zoning in that area. The Board has tabled this variance request until additional information is received.

**Town of Springport Planning Board Minutes
November 20, 2024**

Minutes from the September 17, 2024 Town of Springport Planning Board were reviewed by the Board. A motion was made by Lance Winter to accept the minutes, motion seconded by Cathy Dreverman. The minutes were approved.

Mike Sacco asked Karen Luziani to change and update the title of the Town of Springport Solar Laws to Wind and Solar Energy Systems. In addition, a new statement regarding wind turbine setbacks would read as follows:

“To help ensure safety in the event of an unlikely but dangerous event, such as ice slinging from wind turbine blades or the detaching of a blade entirely, the Town of Springport has a setback of 1500 feet from neighboring properties as a standard to ensure safety.”

This information will be forwarded to Dave Schenck, Town of Springport Supervisor.

Motion to dismiss was made by Jon Patterson, seconded by Amy Alcock. All were in favor.

Meeting adjourned at 8:30PM.

Respectfully submitted,
Karen T. Luziani, Secretary Town of Springport Planning Board

Town of Springport Planning Board

Questions/Concerns Regarding Proposed Staehr Mining Operation

1. Neighbors within a one (1) mile radius must be in approval of the mining operation. Ed Staehr will obtain the names and addresses of these neighbors and forward their input to the Planning Board.
2. The Planning Board, if there is a Public Hearing on a future date, will send letters directly to those neighbors regarding said Public Hearing.
3. Concerns regarding noise. Blasting hours will be limited. Mining operations should be limited to 9:00AM – 5:00PM (Bankers hours).
4. Will the blasting be chemical, dynamite?
5. Will the blasting affect wells, now and/or in the future? Tom Gulliver told the Board that the NYS DEC will not allow the operation if it would affect wells.
6. Property Owner, Ed Staehr, will prepare the SEQR Form.
7. Set-backs are currently 200 feet in the specific area, which is zoned agriculture. Property Owner told the board that NYS DEC proposes 1100 feet. The Board would like that distance to be the minimum, the NYS DEC proposal.
8. Powers Road is a county road and will be reviewed by Cayuga County DPW when Form #239 is reviewed by the county.

Continued - Town of Springport Planning Board

Questions/Concerns Regarding Proposed Staehr Mining Operation

9. Who is responsible for road maintenance?
10. Where does the water go after pumping on site? Prevention of run-off going to other properties needs to be addressed.
11. Will there be signage and/or warning signs when mining and blasting takes place?
The Board suggests signage to help in notification of danger when mining and blasting takes place.
12. Will there be a berm? The Board suggests signage and notification of danger. How much dust will be involved, what is going in the air that humans and/or wildlife will be breathing?
13. The health and safety of humans and livestock is of great concern.
14. What would the noise level of dump trucks and crushing of stone be? How can this noise level be mitigated?
15. The business would need to submit an application to the Town of Springport Planning Board every five (5) years, just like NYS DEC's Renewal request, if a change in hours of operations is requested.