

**Town of Oneonta Planning Board  
Board Meeting  
Monday, June 19, 2023 at 7pm**

**Present:** Tom Rowe; Dan Baker; Breck Tarbell; Jenny Koehn; Reggie McGuinness; Rob Lishansky; Joseph Camarata (Chairman)  
**Absent:** none

**Others Present:** Benjamin & Kirstin Cotter; Barbara Hinkley; Dolores Noonan; Barbara Collison; Eric Jervis; Kimberly Witkowski

The meeting was called to order at 7:03 PM.

**Minutes:**

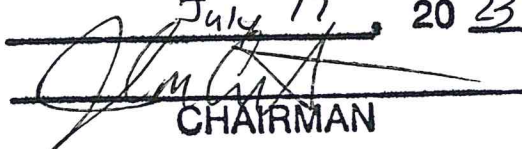
Minutes were reviewed by the board from June 5, 2023 board meeting.

**Abstain:** Rob Lishansky

**Motion** made by Reggie McGuinness and seconded by Jenny Koehn to approve the minutes.

**ALL IN FAVOR                      MOTION PASSED**

**APPROVED  
BY THE PLANNING BOARD  
TOWN OF ONEONTA**

July 17, 20 23  
  
CHAIRMAN

**Public Hearings:**

**PB000640 Benjamin & Kirstin Cotter TMP#300.14-1-10.02; 201 Southside Dr**

Special Use Permit Application for short term rental

**Motion** made by Rob Lishansky and seconded by Tom Rowe to open the public hearing.

**VOTING:** Unanimous. **MOTION CARRIES**

Benjamin & Kirstin Cotter were present and the notifications were verified. Chairman Camarata opened the public hearing and asked if anyone was present to speak for/or against the Special Use Permit Application for short term rental at 201 Southside Drive. Noone came forward. The NYSDOH would not provide an approval letter stating the private water supplied was acceptable, as they are not involved in residential applications for less than 5 units. Paul Neske, Code Official provided a letter to the applicant and board stating bacteriologic tests were conducted on the potable water system that came back negative for E coli and Total Coliform Bacteria. A Temporary Certificate of Occupancy was issued with condition: hookup to the Southside Water District. Chairman Camarata advised he was apprehensive of the private water system. Water Tap Permit Application was dropped off on Wednesday, June 14, 2023, of which states work completed 9/25/2022 and no inspections were done. The Town is not responsible for the line from curb to residence. Applicants advised that they are staying in the house currently and renting out their personal residence across the street. They are drinking bottled water as a precaution. They stated that they don't intend to rent home until the hookup to Southside Water District is completed and that they are seeking the approval now, so all set once completed.

**Motion** made by Rob Lishansky and seconded by Breck Tarbell to close the public hearing.

**VOTING:** Unanimous. **MOTION CARRIES**

**Motion** made by Rob Lishansky and seconded by Reggie McGuinness that the Special Use Permit Application will not have a negative impact on the environment

**VOTING:** Unanimous. **MOTION CARRIES**

**Motion** made by Jenny Koehn and seconded by Dan Baker to approve the Special Use Permit for short term rental contingent on hookup to the Southside Water District.

**VOTING:** Unanimous. **MOTION CARRIES**

**PB000641 Melissa Jervis TMP#259.00-2-13.00; 391 Gifford Hill Rd**

Special Use Permit Application for short term rental

**Motion** made by Tom Rowe and seconded by Dan Baker to open the public hearing.

**Abstain:** Joseph Camarata

**VOTING:** Unanimous. **MOTION CARRIES**

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Chairman Camarata recused himself and turned the meeting over to Acting Chairman Rob Lishansky. Eric Jervis was present and the notifications were verified. Acting Chairman Lishansky opened the public hearing and asked if anyone was present to speak for/or against the Special Use Permit Application for short term rental at 391 Gifford Hill Road. Noone came forward. Acting Chairman Lishansky verified the checkoff was completed and that the applicant had no questions. The applicants have an existing short term rental in the Town and the board had no questions.

**Motion** made by Breck Tarbell and seconded by Reggie McGuinness to close the public hearing.

**Abstain:** Joseph Camarata

**VOTING:** Unanimous. **MOTION CARRIES**

**Motion** made by Tom Rowe and seconded by Dan Baker that the Special Use Permit Application will not have a negative impact on the environment

**Abstain:** Joseph Camarata

**VOTING:** Unanimous. **MOTION CARRIES**

**Motion** made by Reggie McGuinness and seconded by Jenny Koehn to approve the Special Use Permit Application for a short term rental.

**Abstain:** Joseph Camarata

**VOTING:** Unanimous. **MOTION CARRIES**

**New Application:**

**PB000642 The Gathering Place 50 Plus Community Center TMP#289.00-1-35.00; 5506 St Hwy 7**  
Site Plan Review Application

Acting Chairman Lishansky turned the meeting back over to Chairman Camarata. Kimberly Witkowski, Executive Director of Schoharie County Council of Senior Citizens, Inc. was in attendance to represent the Site Plan Review Application for a Community Center providing activities and programs for the 50 plus community. Ms. Witkowski stood to give an overview. The Original Gathering Place opened in June 2021 in Cobleskill and they have grown to 1000 members. They would like to duplicate the facility they have in Cobleskill, offering various exercise, courses, support groups and community services. Research shows social isolation and loneliness impact a person's mental and physical health, longevity and overall quality of life. It is important to keep the brain working and exercise. They are a non-profit organization, operating on grants and public funding. The annual membership fee is \$25.00. There is a need in the area with 175 members in Oneonta already signed up. They partner with local organizations and will have offices on site for the Office of Aging and Helios Care. There is a monthly newsletter that includes a calendar of events. Members are welcome at either facility. Their hours are Monday thru Friday 9-5 and Saturday 9-2. The board was in agreement that the community was indeed in need of such a facility and looking forward to their anticipated opening September.

**Motion** made by Breck Tarbell and seconded by Rob Lishansky to approve the Site Plan Review Application per

**VOTING:** Unanimous. **MOTION CARRIES**

**Continuing Business:** none

**Discussions:** none

**Adjournment:**

**Motion** made by Reggie McGuinness and seconded by Rob Lishansky to adjourn at 7:35PM, with the next scheduled meeting July 17, 2023 at 7:00 PM.

**ALL IN FAVOR**                      **MOTION PASSED**

Respectfully Submitted,

Wendy Cleaveland  
Planning Board Clerk

**APPROVED**  
**BY THE PLANNING BOARD**  
**TOWN OF ONEONTA**

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July 17, 20 23  
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CHAIRMAN