

**Town of Oneonta Planning Board
Board Meeting
Monday, November 18, 2024 at 7pm**

Present: Dan Baker; Breck Tarbell; Jenny Koehn; Reggie McGuinness; Rob Lishansky (Acting Chairman)

Absent: Edward Dower; Joseph Camarata (Chairman)

Others Present: Hunter Grace; Dan Hooper; Maria Oprea; Lauren Takores

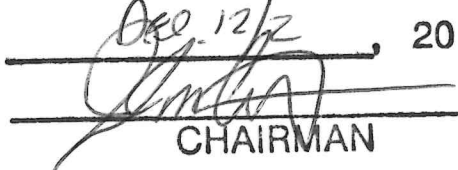
The meeting was called to order at 7:03 PM.

Public Hearings: none

New Applications:

PB000688 Maria Oprea TMP#287.09-1-74.01; 1 Center St
Special Use Permit Application modification for short term rental

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

Dec 12/2, 20 24

CHAIRMAN

Maria Oprea was present to represent her Special Use Permit Application for a modification to add another one-bedroom/bath unit (no kitchen) on 1st floor with a separate entrance for short term rental. She has had a Special Use Permit for a one-bedroom/bath unit with a separate entrance on 2nd floor, since 10/19/20 and to date there have been no complaints or violations. The required fire/property maintenance inspection was completed and has passed. The Board discussed since the residence already has a Special Use Permit, that this was a modification to existing Special Use Permit within same structure and the same use. The applicant advised that she resides on the side of the house that faces 1 Center Street and that the entrance/driveway to these units are off Co Hwy 8 side of the property. The board advised for emergency purposes the doors of individual units should be labeled. Acting Chairman Lishansky verified that there were no open building permits.

Motion made by Breck Tarbell and seconded by Dan Baker to modify the existing Special Use Permit for short term rental of one-bedroom unit to two one-bedroom units with separate entrances with the condition that the units be labeled for emergency purposes.

VOTING: Unanimous. **MOTION CARRIES**

PB000689 Cooperstown All Star Village/Hunter Grace TMP#287.00-1-33.00; 4158 St Hwy 23
Site Plan Review Application for modification of Schedule A increase fireworks displays to 16 annually

Hunter Grace came forward to introduce Dan Hooper, the new General Manager and to represent the Site Plan Review Application for modification of "Schedule A" to add 2 tournaments with fireworks displays, Memorial Day and Labor Day weekend. Currently the approval is for 14 noise reduction fireworks displays in 12 weeks and to end no later than 2200. The firework displays are being held on the 5th day of 6 day schedule, so more families are able to attend. The Memorial Day tournament will be for girls softball (probably not in 2025, as may be too late to plan) and the Labor Day tournament will be for All-Ripken baseball. They would like all attendees to receive the same experience and will abide by the same rules with the reduced decibel fireworks package and being completed no later than 2200. It was verified that there were no complaints filed in the Town Code Enforcement office this past season regarding the fireworks displays, although Rick Abbott had advised the board at the last meeting he did receive one phone call when they changed from day 6 to day 5 of camp schedule. Mr. Grace confirmed they will be sticking with day 5 of camp schedule for fireworks displays. Acting Chairman Lishansky advised that Site Plan Review does not require a public hearing, but due to the potential for possible opposition the board will be scheduling a public informational meeting.

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Motion made by Reggie McGuinness and seconded by Jenny Koehn to set a public informational meeting for December 2, 2024 at or about 7:05 PM.

VOTING: Unanimous. **MOTION CARRIES**

Continuing Business: none

Discussion:

Acting Chairman Lishansky gave a brief overview to Lauren Takores (The Daily Star) stating certain actions require a public hearing by code, with notification to property owners within 200 linear feet of property lines, but that Site Plan Review doesn't. In light of possible potential to have an impact on the community, a public informational meeting is scheduled for community members to hear the proposal and voice their opinions for or against. Based on the input from Cooperstown All Star Village and the people in neighborhood, the Planning Board will then make their decision to approve, deny, or approve w/conditions.

Minutes:

Minutes were reviewed by the board from October 21, 2024 board meeting.

Abstain: Reggie McGuinness

Motion made by Dan Baker and seconded by Jenny Koehn to approve the minutes.

ALL IN FAVOR MOTION PASSED

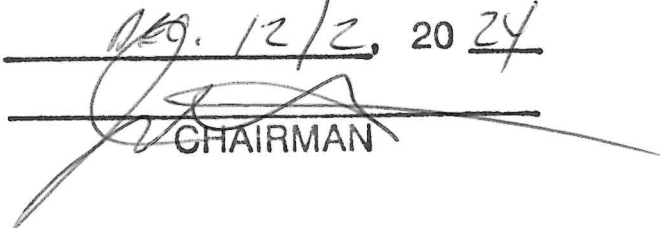
Adjournment:

Motion made by Reggie McGuinness and seconded by Breck Tarbell to adjourn at 7:28 PM, with the next scheduled meeting December 2, 2024.

ALL IN FAVOR MOTION PASSED

Respectfully Submitted,

Wendy Cleaveland
Planning Board Clerk

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CHAIRMAN