

April 27, 2022  
Village of Hammondsport  
Planning Board  
Regular Meeting Minutes

The Village of Hammondsport Planning Board held a Regular Board Meeting on Wednesday, April 27, 2022 at 7:00 p.m. in the Village Office, 18 Water Street, Hammondsport and via ZOOM teleconference.

**PRESENT:** Chairman David Oliver  
Member Ron Jaquin  
Member David Kosan  
Member David Durepo  
Member Mike Hicks  
Clerk-Treasurer Christina Watson  
Code Officer Chuck Cagle-zoom

**ABSENT:** None

**OTHERS PRESENT:** C. Ryan, R. Morrison, S. Sprague, A. Locey, R. Locey, R. Leonard  
Zoom-B. Keck, A. Donegan, W. Rathbone, A. Carpenter & P. Watson

Chairman David Oliver called the Regular Meeting to order with the Pledge of Allegiance at 7:01 p.m.

**MEETING MINUTES:**

On motion of Dave Durepo, seconded by Dave Kosan and carried, all voting Aye to accept the Planning Board Meeting minutes from March 23, 2022.

**NEW BUSINESS:**

**Application 2022-008:** Asked about owner occupied for Bed & Breakfast, Boardinghouse not Airbnb. Chuck Cagle said there are no regulations for Airbnb. Dave Durepo asked if Bee Keck has a real estate license and Bee said no. Dave Durepo stated that it needs to be managed by a licensed property manager. The property has 4 bedrooms with plenty of parking. Attorney Reed was asked if BNB permit goes to next owner. Chuck Cagle said there needs to be a stove in short term rentals. David Oliver said a need for a stove is based on a new boarding house. Mr. Oliver said to go to Site Plan Inspection Review and to send a check list for site plan review.

On motion of David Kosan, seconded Dave Durepo and carried, all voting Aye to move Application 2022-008 to a Site Plan Inspection Review.

**Application 2022-009:** Dave Oliver asked if he is renting 2 buildings. Mr. Donegan said 1<sup>st</sup> building is a short term rental, 2<sup>nd</sup> building will be a short term rental. Mr. Oliver said 2<sup>nd</sup> building will be a whole new process and to delete building 2 off of application. Mr. Oliver said 1<sup>st</sup> building will be a short term, single- family rental. Mr. Oliver asked if Mr. Donegan was in Corning and who will be responsible. Mr. Donegan said that he will be responsible for the property. Mike Hicks asked if Mr. Donegan should resubmit his application and David Oliver said yes. Mike Hicks stated that it would be a short term with 1 building only. Mr. Oliver said that it can go to Site Plan Review and to send a check list for site plan.

On motion of Ron Jaquin, seconded Mike Hicks and carried, all voting Aye to move Application 2022-009 to a Site Plan Inspection Review.

**Application 2022-012:** New owner is Richard Morrison. Dave Durepo said, to correct ownership. Parking is 3 cars/3 bedrooms. The septic was done with transfer of property. Dave Oliver asked if Mr. Morrison was manager, offsite. Mr. Morrison talked about all his rentals and rules. Ron Jaquin asked about #1 on SEQR, first page, that wasn't filled in. (x for yes) and 2<sup>nd</sup> page SEQR, #9 needs (x for no.) Okay for site plan review and send check list.

On motion of Dave Kosan, seconded Mike Hicks and carried, all voting Aye move Application 2022-012 to a Site Plan Inspection Review.

**Application 2022-014:** Ron Jaquin said that this property is 3 bedroom and Dave Oliver added that it is all apartments, apartment/long-term rental combo. Ron Jaquin said there is one bedroom per unit and asked about parking. Dave Durepo asked for clarification on “combo.” Property is okay for site plan review and Site plan check list will be sent.

On motion of Mike Hicks, seconded Ron Jaquin and carried, all voting Aye to move Application 2022-014 to a Site Plan Inspection Review.

**Application 2022-015 & Application 2022-016:**

Ron Jaquin asked about property being in LDR. Mr. Locey asked what LDR is and Dave Oliver explained Low Density Residential. Dave Oliver also said that it will need a variance. Mr. Locey asked what the next step will be and Dave Oliver explained what might be needed. Mr. Cagle said he needs a change of use application to change to a long-term rental. All long term rentals need a fire inspection every 48 months. Mike Hicks talked about septic. Application was denied because it is in the wrong zone. Property needs a special use variance. Mr. Locey asked questions about long term. Dave Oliver discussed the application process regarding long term /short term rentals. On motion of Dave Durepo, seconded David Kosan and carried, all voting Aye to denying Application 2022-015 and 2022-016 for a boardinghouse.

**Application 2022-017:** Dave Oliver reiterated the apartment/office/short term rental. Scott Sprague said that ownership changes to him on 4/28/2022. Mr. Durepo said everything is good. It will go to Site Plan Review and a check list will be given to Scott Sprague.

On motion of Dave Durepo, seconded Mike Hicks and carried, all voting Aye to move Application 2022-017 to a Site Plan Inspection Review.

**OLD BUSINESS:** None

**CORRESPONDENCE:** None

With no further business before the Board, Ron Jaquin made a motion, seconded by David Oliver and carried, all voting Aye to adjourn the Planning Board Meeting at 8:20 p.m.

Respectfully Submitted,

Christina Watson,  
Village of Hammondsport Board Trustee