

Planning Board Meeting

March 17, 2020 Minutes

Chairman Kozakiewicz called the tele-conference meeting to order at 7:00pm.

Roll call:

Al Kozakiewicz — present

Fred Franko — present

Kim Hart — present

Mike Voght — present

Matt Cooper — absent

Lynne Delesky — present

Rick Gilmour — present

Attendees: Tammi Kane, Aaron Ryder and 10 approximately members of the public.

Application Number: [P2020-02](#)

Applicant: Tammi Kane, PO Box 496, 2121 State Hwy 10, Caroga Lake NY 12032, for the property located at: 2051 State Highway 10 in the Town of Caroga and identified as parcel [SBL#68.-1-47](#), in the Town Center zoning district (APA Hamlet classification) for a Site Plan Review as per the Town of Caroga [Zoning Ordinance](#). Owner Desires to: open a diner. Site Plan Review required under [Article 4, Subsection II, Paragraph B](#): Commercial use is allowed by Site Plan Review only.

Al Kozakiewicz asked the applicant to describe the project.

Tammi Kane: bringing life back to the Town of Caroga.

Al Kozakiewicz opened up the meeting for comment at 7:08pm.

Al Kozakiewicz said this is based on the SEAF, type 2 action, so no SEQRA is required, it is based on the merits of the site plan itself.

Rick Gilmour asked what would be the hours.

Tammi Kane said 6 in the morning until 3 and then maybe do the dinners.

Rick Gilmour asked: did you have a chance to check the septic system?

Tammi Kane said yes.

Rick Gilmour asked if she would need a DOH inspection.

Tammi Kane said yes.

Rick Gilmour said good luck with your endeavor.

[Chair Al Kozakiewicz started the audio recording at this point.]

Kim Hart asked: what are you going to have to do to bring it back to being a restaurant? Were there a lot of changes made in there?

Tammi Kane answered: It was a bait shop. He only used the front room of that building. Brian Yates went through with his wife and cleaned up the whole building. It is right back in order as a regular restaurant as it was before when it was "A Cook and a Waitress" and when it was "Roger's". I've just been going down every week and helping cleaning up. We've been painting. Everything is there for me to use and stuff like that.

The Clerk confirmed with the Chair that the audio recording had only just started.

Kim Hart: First of all, I'm going to congratulate all of you for at least putting this together. I mean, we're under really unusual circumstances and it is important that we keep moving things forward because timeliness is important to Tammi [Kane] too. So, thank you everyone.

Tammi Kane: We're very grateful for it. Thank you everyone.

Rick Gilmour: Tammi, this is Rick again. I have a question about the signage.

Tammi Kane: Yes?

Rick Gilmour: So, what was your plan for that?

Tammi Kane: My signage?

Rick Gilmour: Yes.

Tammi Kane: Like what I'm putting out for a sign?

Rick Gilmour: Yes.

Tammi Kane: Yes, I'm putting in "Tammi's Diner" and it is just going to go on the building.

Rick Gilmour: On the building?

Tammi Kane: Yes.

AlKozakiewicz: Hey, Lynne [Delesky] has been trying to get a word in edgewise.

Lynne Delesky: Can you hear me?

Tammi Kane: I can hear you.

Lynne Delesky: Just a couple of questions. Are you planning on having a drive-through window?

Tammi Kane: Not at this moment. The building has a lot of upgrade where there used to be pass-through windows and drive-through windows, but not at this moment. It will be a walk-in.

Lynne Delesky: OK. And, on your application — I wasn't sure — but, do you have a number for the seating? How many people you are going to be able to seat in the restaurant?

Tammi Kane: We should be able to seat at least 45, 50.

Lynne Delesky: And, what about parking? Is there adequate parking for that many customers?

Tammi Kane: Yes.

Aaron Ryder: Yes, because Brian Yates owns the whole property.

Tammi Kane: Brian Yates owns the whole property. He owns where the "Outdoorsman" used to be and my restaurant and he said because nobody — he's got to do a lot of fixer up around the "Outdoorsman", he's going to let me use that extension of his driveway.

Lynne Delesky: Are you going to have a dumpster outside?

Tammi Kane: We may. I believe we should, we will.

Lynne Delesky: And, any idea where that dumpster will be placed yet?

Tammi Kane: Hopefully, behind the building. Right now it is a bit [inaudible], but hopefully, behind the building.

Lynne Delesky: OK. And, what other permits? I know the Department of Health permit was mentioned. Are there any other permits, the Fire Code permit or anything else that you need?

Tammi Kane: I need — yes — I need the sign, Fire Code, Board of Health, and I believe that's it. If there's anything that I missed, I will not hesitate to have them come in.

Lynne Delesky: And, you're not going to sell alcohol?

Tammi Kane: No. Nope. I want to make it a family-friendly — where you can just come in, sit down, and relax and be able to eat a fine dinner — well not dinner — breakfast and lunch with your kids. You know?

Lynne Delesky: And, how many employees do you anticipate?

Tammi Kane: It is going to be me and a cook.

Fred Franko: I have a question, Al [Kozakiewicz].

AlKozakiewicz: Yeah, go ahead.

Fred Franko: This is Fred Franko speaking, Tammi. What other improvements are you doing to the outside of the building? I mean, fresh coat of paint and a sign and anything else?

Tammi Kane: Just a sign. Brian Yates plans on — because it is still his building — he plans on residing the outside.

Fred Franko: OK.

Tammi Kane: I don't know when that would happen. I did not talk to him about that yet, but yes, I'm definitely trying to make it look "curb appeal".

Fred Franko: OK, but nothing else? No additional lighting?

Tammi Kane: No. It's all going to be the same.

Fred Franko: OK, thank you.

Tammi Kane: You are welcome.

AlKozakiewicz: Hey, Planning Board, can someone remind me where the parking standards are? Never mind, I found it.

The clerk reminded the Planning Board that the Fulton County Planning Board section 239-m review meeting was canceled. The Fulton County Planning Board Director said this Planning Board should take whatever action it deems necessary: If this Planning Board feels it should wait, it can. If it feels it can do this without a section 239-m review by the county, than it can just proceed without it.

AlKozakiewicz: I got two things. My recommendation to the [Planning] Board is that since this is a reuse, and basically this is the same use as it was before, is: we don't need to wait. Let's let Tammi [Kane] get on her way if we decide to approve this. I'll likely feel differently about the Fire Company [P2020-01 CLVFC]. I think we're probably going to end up waiting for them to do their thing for that. The second thing, Tammi, how many square feet is the restaurant?

Tammi Kane: Give me one second. The square footage should be on the paperwork I handed you guys.

Rick Gilmour: I think, Al [Kozakiewicz] it is 553.6 [square feet].

Tammi Kane: Yes, there you go. That sounds about right. I was looking for my paperwork.

AlKozakiewicz: So that's in the drawing, 553.6 [square feet]?

Rick Gilmour: Yes.

Tammi Kane: Yes.

Aaron Ryder: 553.6 [square feet] for the dining area.

Fred Franko: The total building looks like it about a thousand square feet, Al [Kozakiewicz].

AlKozakiewicz: So, that's more like it. Because you only need four parking places. You need seven parking places, if I round it up. I'm assuming you've got at least seven parking places there?

Tammi Kane: Yes.

AlKozakiewicz: OK, question answered.

Tammi Kane: I have about ten to twelve.

AlKozakiewicz: OK.

[There were some audio feedback issues with two devices in the same room.]

AlKozakiewicz: Alright, anybody else?

AlKozakiewicz: Alright then, none being heard, let's see.

Rick Gilmour moved to approve P2020-02.

Kim Hart seconded the motion.

AlKozakiewicz: Is there any further discussion on the motion?

There was none.

Roll call vote:

Al Kozakiewicz — yes

Fred Franko — yes

Kim Hart — yes

Mike Voght — yes

Lynne Delesky — yes

Rick Gilmour — yes

AlKozakiewicz: The motion carried. Unless there's any other business, Tammi [Kane] you can go ahead and get your permit after say, tomorrow would be a good day to do it because that's the last day that John Duesler, the CEO, is in the office.

The Clerk reminded the Board that the Town Board had an emergency meeting and everybody has new rules. For example, the Sole Assessor is only by phone — is not coming into the office. The Code Enforcement Officer: best call ahead — you'll be handing things through the door for corona virus reasons. I wouldn't just show up. I would call ahead to the Code Office and make sure that either Jennifer [DeRocker-Blowers] or John [Duesler] is there to interact with you. To the extent that you can, phone is the better way to go.

AlKozakiewicz: I'm going to unmute Tammi [Kane] here, so she can ask any questions if she needs to.

Tammi Kane: So, I'll try to get the permits: what I need. I know it is a crazy time to open up a diner, with everything going on, but I'll get my permits. I'll do that. I'll give John [Duesler] a call because I do have his cell phone number to see where about to go for the paperwork with him.

AlKozakiewicz: OK. Rest of the board, does somebody want to make a motion to adjourn? Or, is there any other business?

Fred Franko moved to adjourn.

Mike Voght seconded the motion.

All were in favor.

The meeting adjourned at 7:26pm.

The Planning Board members and Clerk wished Tammi Kane good luck with her endeavor.