**Town of Eaton Planning Board**

**Minutes of the Meeting**

**February 27, 2023**

At the regular meeting of the Town of Eaton Planning Board held on the 27th day of February 2023 at the Town of Eaton Office Building, Cedar Street, Morrisville, the following were:

 Present: Paul Rhyde Chairperson

 Michael Johnston Vice-Chairperson

 Aaron DeLand Member

 James Crowell Member

Denise Lodor-Morris Member

Karen Jacobs Secretary

 Others Present: Sign in list attached

Chairperson Rhyde opened the meeting at 7:00 p.m. followed by the Pledge of Allegiance. Board member DeLand made a motion to approve the minutes of the January 23, 2023 meeting as written. Board member Johnston seconded. All ayes.

**7:00 p.m** Christopher Community Inc., 990 James St., Syracuse, NY 13203, applied for a site plan review and a minor 2-lot subdivision of property located at 1055 Community Way, Morrisville.

Tax map#: 123.-2-32.12 Owner of record: Crouse Community Center, 101 South St., Morrisville, NY

The public hearing was opened at 7:01 p.m. The Madison County GML was returned for local determination with comments regarding adding sidewalks. There were no prior communications. All persons present for or against were heard. Board member Rhyde made a motion to close the public hearing. Board member Johnston seconded. All ayes. The public hearing was closed at 7:13 p.m.

Board member Rhyde made a motion for a negative SEQR. Board member DeLand seconded. All ayes. Board member Johnston made a motion to approve the minor 2 lot subdivision as presented with approval of lot size and driveway and the revised site plan showing the addition of sidewalks. Board member Rhyde seconded. All ayes.

**7:10 p.m** Christopher Community Inc., 990 James St., Syracuse, NY 13203, applied for a special permit in order to build a 61 unit apartment building on property located at 1055 Community Way, Morrisville. Tax map#: 123.-2-32.12 Owner of record: Crouse Community Center, 101 South St., Morrisville, NY

The public hearing was opened at 7:17 p.m. The Madison County GML was returned for local determination with comments regarding adding sidewalks. There were no prior communications. All persons present for or against were heard. Reports are on file from the Army Corps of Engineers regarding the wet lands and from the Village of Morrisville appointing the Town of Eaton as Lead Agency. Board member Rhyde made a motion to close the public hearing. Board member Crowell seconded. All ayes. The public hearing was closed at 7:31 p.m.

Board member Rhyde made a motion for a negative SEQR. Board member Crowell seconded. All ayes. Board member Rhyde made a motion to approve the special permit as presented for the 61 unit apartment building with the addition of sidewalks as suggested by the Madison County Planning Department. Board member Crowell seconded. All ayes.

**Other Business**

Board member DeLand. made a motion to adjourn the meeting, seconded by Board member Lodor-Morris. All ayes. The meeting was adjourned at 7:42 p.m.

Respectfully submitted,

Karen C. Jacobs, Secretary