

**Village of Walden  
Meeting of the Board of Trustees  
Planning Board and  
Zoning Board  
August 13, 2012**

Mayor Maher called the meeting of the Village of Walden Planning Board, Zoning Board and Board of Trustees to order at 7 pm.

On roll call the following were:

**Board of Trustees:**

Present:	Mayor	Brian Maher
	Deputy Mayor	Sue Rumbold
	Trustee	Edmond Leonard
		Bernard Bowen
		Sean Hoffman

Absent	Trustee	Trustee Lown
		Willie Carley

**Planning Board:**

Present:	Chair	Stan Plato
	Member	Jason Trafton
	Alternate	Lisa Dore
Absent	Member	Jay Wilkins
		John Duffy
		Jose DeJesus

**Zoning Board**

Present:	Chair	Jim Corbett
	Member	Becky Pearson
		Brenda Adams
		Carolyn Wesenberg
Absent:	Member	David Ohlmer
	Alternate	Jonathan Cella

Also Present:		John Revella, Village Manager
		Lori Pinckney, Village Clerk
		Austin DuBois, Village Attorney
		Dean Stickle, Building Inspector
		Pamela Tillson, Secretary

There were introductions of the Planning Board and Zoning Board members.

**Presentation – Comprehensive Plan**

Manager Revella commented the full Comprehensive Plan is available on the Village website. The Plan has been updated with maps, diagrams and photos. The purpose is to update the vision and scope of what we want Walden to be over the next 5 – 10 years. We have been working on zoning and it would be beneficial for the Zoning Board to review it for any problem areas; if an area is trending a certain way, the zone can be changed.

There have been minor zoning changes already. The Sign Law is also being discussed so it is a bit more conforming. The Comprehensive Plan is a guide for the direction of the Village over the next 5-10 years for possible developers and the public. He suggested everyone read it and submit comments.

Mayor Maher commented the Village Board has been covering 2 chapters per meeting and allowing the public to comment.

Trustee Hoffman commented the whole Comprehensive Plan is the underpinnings of any zoning changes. He suggested concentrating on Chapters 9 & 10 concerning zoning and welcomed any comments/suggestions.

Becky Pearson commented the changes need to be made prior to the Plan being adopted by the Board, otherwise an amendment would be needed and it's a big process.

Trustee Hoffman commented we started on it in 2010 and some of the numbers may be behind but the planner will be asked to update them before the Plan is finalized.

### **Action Item**

#### **Schedule Next Joint (Tri-Board) Meeting**

Mayor Maher commented we would like to schedule the next Tri-Board Meeting and we would like to continue them on a quarterly basis. Sean is the liaison from the Board of Trustees in charge of scheduling them and he meets with the Chair of the Board's or any designee to assist with an agenda. It would help for him to have a liaison from each Board to work with.

It was decided to have the next meeting Tuesday, December 4, 2012 at 7pm.

Trustee Hoffman suggested at the December meeting to check next year's calendar and set dates for future meetings at the Re-org meeting.

### **Discussion Items**

#### **Planning & Zoning Boards – Annual Training Certification & Records**

Trustee Hoffman commented at the last meeting we discussed what the requirements were for Planning & Zoning Board training. Some members' files are incomplete and we need to get those records up to date. He met with Lori last week and checked with Peter to try to piece together the records that we have. He commented that Village Law prevents the re-instatement of a member who is not up to date with their training and we'd like to come up with a process. He suggested a certification process possibly; a member would sign a certification indicating they've completed training upon re-appointment. He asked how each Board would feel about that.

Jim Corbett commented the members need to be more diligent about getting those training certificates in.

Becky asked if the classes can be done in-house and they would all be done at one time.

Trustee Hoffman responded some Board's like the ability that individual members take classes on specific topics, like fracking is a hot topic now and he doesn't know if our attorney or engineer could give as detailed of a class on something like fracking.

Becky responded she is talking about a class of general rules and regulations pertaining to each Board.

Trustee Hoffman commented it's not something included in our requests for proposals this year with our consultants but it is something to consider in the future.

Carolyn Wesenberg commented she just attended her training and it was the long day and she walked out feeling as if she didn't learn anything for her Board. It would be better to get a class more specific for zoning.

Trustee Hoffman confirmed with Lori that the term dates are good.

Lori responded the appointment terms are set, as for the certifications, the members might have the certificates, they just need to provide the office a copy. She indicated she has certifications for Brenda, Carolyn and Becky for 2012.

Jim indicated there are classes coming up in October.

Becky asked if the alternates are required to take the training.

Manager Revella responded yes.

Trustee Hoffman indicated it is 4 hours of class.

### **Planning & Zoning Boards Alternative Members**

Trustee Hoffman commented this was brought up at the last Tri-Board meeting because there was trouble getting a quorum. The Village Board passed a local law allowing alternates to the Boards and he believes it has been working out really well.

Stan Plato agreed it is working well.

Trustee Hoffman confirmed that since it has been working there is no need to make any changes.

Manager Revella announced it would be good to have two alternate members for the Planning & Zoning Board so if anyone is interested from the public, please apply.

Stan asked if an alternate is used for one meeting, but the next meeting we have a full board, does the alternate vote.

Attorney DuBois responded the alternate only votes at the meeting they are part of.

Trustee Hoffman confirmed the alternate is not a substitution; the alternate does not necessarily have to follow the application through the entire process.

Manager Revella responded the alternate can participate in discussion but doesn't take the vote during a meeting.

Deputy Mayor Rumbold asked if a member can not attend a meeting, who do they notify.

Manager Revella responded they try to notify Dean's office or the Chairman.

Deputy Mayor Rumbold asked if there have been times when an applicant comes to a meeting but there is no quorum.

Stan responded yes, it's only happened twice.

Manager Revella responded it hasn't happened since the alternates have been used.

Trustee Hoffman asked Dean if the contact to him for attendance was working.

Dean responded it works well.

Jim confirmed the alternate member will sit in a meeting to fill a quorum if need be and will vote at that meeting. He confirmed that the alternates are expected to be at all meetings.

Manager Revella confirmed and indicated an alternate can participate at any meeting but can only vote at the meeting where they fill the seat.

Attorney DuBois commented the alternate is only to sit in if there isn't a quorum.

Manager Revella commented the intention was to use the alternate to fill the Board.

Trustee Hoffman commented this is worth discussing; this happened at the zoning board meeting, 8/2, there were only three board members present, so for that application to move forward, it required a unanimous vote of those three members.

Stan suggested if it can be, the alternate should be used to make it a full Board and not just fill a quorum.

Jim responded his concern is that if a regular member is absent and the following week the Board will vote on what was discussed at that previous meeting and that member is now there, that member was not there for the presentation for the background information.

Stan compared it to the Village Board; they would come in and vote.

Deputy Mayor Rumbold responded that a member can listen and read minutes and talk to colleagues to find out what happened.

Brenda Adams asked why the alternate is required to attend all meetings but regular members can be absent for vacation or sick.

Manager Revella responded we ask members to attend all meetings; it's the same for all members.

Deputy Mayor Rumbold commented that applicants go through a process and deserve to see a full Board. It is the person's responsibility to find out what they missed, get up to speed and that's part of their due diligence to serve on those Boards.

Becky responded exactly like this evening is; people not being here if they are having fun somewhere else it's not doing the public any good. People are elected and put on Board's to represent the public and they can't find the time to be here.

Trustee Hoffman commented last year we discussed raising the level from 5 to 7 but at the time determined it wasn't practical and the alternates was the best next option.

Attorney DuBois responded the alternates make it a functional 7 member Board, except the alternates don't have the voting ability. He clarified the law is to use the alternate only if there isn't a quorum.

Mayor Maher asked the attorney to look into the option of using the alternates to fill the Board.

### **Planning & Zoning Board Minutes**

Trustee Leonard commented there have been issues with the minutes and posting them on the website. He is hoping we are beyond that.

Mayor Maher responded that was almost a year ago.

Lori commented that the website has April minutes for both Zoning & Planning.

Manager Revella commented that draft minutes are required within 14 days of a meeting.

Dean commented we have a brand new secretary and she is working on getting up to speed.

Pamela Tillson, Secretary for Planning & Zoning, commented she doesn't have complete equipment for her short-hand and that is causing the problem.

Lisa Dore commented as past secretary, it was difficult as some people wanted more and legally the minutes just have to be the motions and how you get to the motions. The tape recorders are difficult and it's not meant to be verbatim.

Jim responded we are not asking for verbatim, just the crux of the discussion for any questions or legal action that may come up later.

Trustee Hoffman commented the level of detail is up to the individual Board; the Zoning Board might want more detail.

### **Sign Law Modifications**

Trustee Hoffman commented in 2002 there was comprehensive change in the Sign Law and businesses were given a 5 year window to come into compliance. That brings it to 2007-2008 and for whatever reason all the signs didn't come into compliance. Dean took a lot of time to compile a list of all the non conforming signs and he checked the files for any variances. One of the biggest complaints from the business owners is that it is unfair since they have had this sign for all these years. He agrees and he gave the example of Gridley Horan Funeral Home being around for 50 years and now he has to take it down. He sees that sign as an existing non conforming and suggested tweaking the law to allow existing non conforming signs to continue until they come back before the Board. He

provided an example of Gridley wanting to add a name, then they would need to come into compliance. The law was modernized not too long ago, the current moratorium expires Nov 1<sup>st</sup>, and so the Board has until October 23<sup>rd</sup> to make any modifications. The modifications were discussed at the June 12<sup>th</sup> meeting and he's only heard back from 1 or 2 people. We are looking to get input before we make any changes.

Dean commented there are not as many non conforming signs as originally thought. There are about 10 out of the 100.

Trustee Hoffman responded if we allow some to continue as existing non-conforming, such as Gridley Horan, then we are down to 5 or 6.

Dean indicated that all new signs have come before the Board and are approved, except for two.

Mayor Maher asked about the Pharmacy.

Manager Revella responded they had a variance.

Trustee Hoffman indicated there are two that are non conforming; the candy shop and the bank.

Becky commented the Sign Law talks about no illumination in windows, for example bar signs, that are not allowed in the Village.

Trustee Hoffman responded the Law states no internally illuminated signs. The question if that includes argon or neon signs, he believes it goes to the Building Inspector for an interpretation. If he interprets that Coors Light Sign or Open sign as being in compliant with the Code then it is fine.

Manager Revella commented these signs are inside the building, not outside.

Becky asked about only the business name, telephone number and address is on the sign.

Manager Revella responded the slogan or logo issue has been discussed.

Dean recommended a definition of slogan or logo in the Sign Law.

Manager Revella responded the definition that was discussed included something that was trademarked or patented.

Becky asked about the Building Department fees; there is a fee to put up a sign and a fee to come before the Planning Board.

Dean confirmed the fee to put up a sign is \$50 and the fee to come before the Architectural Review Board of \$50.

Manager Revella indicated the fee for the Architectural Review Board used to be \$100; it was lowered to \$50 and applicants are not always required to go before the ARB.

Becky commented she did some research on Sign Laws from other Villages and they seem pretty simple, Walden's seems to go on and on.

Trustee Hoffman commented this is not our law, it is from 2002. This Board is not looking to throw the whole law out; we are just looking to make some specific changes to help the process along.

Attorney DuBois asked if the Boards would like to discuss the neon issue now.

Trustee Hoffman asked Dean about the neon signs.

Dean responded neon signs are not allowed in the Village, however if it is a small bar sign or open sign, he believes they are allowed.

Stan agreed.

Deputy Mayor Rumbold commented she was on the Sign Law committee and she can't recall what the goal of the Law was anymore.

Mayor Maher responded it was to put together a process that would be easier for businesses and allow the Village to look more classical and uniform.

Jim commented the goal was to not have the Village look like the Boardwalk at Asbury Park.

Trustee Leonard commented about monument signs.

Deputy Mayor Rumbold commented we need to make sure the Law is solid.

Stan asked about the Bank and what would they do if it is decided not to allow any internally illuminated signs; what would their process be? A variance?

Mayor Maher responded he would assume so, yes, but he doesn't see the difference in this specific case because it was the same exact internally lit sign just like Horan's has been and all they did was change the name.

Manager Revella confirmed that was the issue, they changed the name.

Trustee Hoffman responded that under the Law right now they would need to go to the Zoning Board to seek a variance.

Becky asked if the applicant knew the Code.

Dean responded yes.

### **Welcome Packet – Policy Set**

Trustee Hoffman commented this was discussed at the last Tri Board meeting and shortly following that meeting the Village Manager sent an email with a policy concerning the Packet. He is not sure how it is working out at this point.

Becky asked what is being put in the Packets.

Dean responded he has never seen a Welcome Packet. He commented most people that come before the Board come to him first and he will direct and guide them through the process. The majority of the people that come before the Board are professional people and know the process.

Mayor Maher commented the Welcome Packet has many things in there that are specific to things they might not ask. It's an opportunity to get more information to people or businesses.

Jim commented that most of the people that come before the Zoning Board are people that live here already; they are not new to the community and likely not coming to Village Hall looking for a Welcome Packet.

Dean asked if it is the website.

Manager Revella responded it is not on the Village website but it's on the WBA website.

Lisa suggested changing the name from Welcome Packet to Walden Information; she has read the packet and it does have a lot of information.

Becky asked who are these packets given to; is it someone putting up a garage, is it a zoning/planning packet, is the snow code in there.

Manager Revella responded all new people coming to the office asking questions will get one or with a general business. He recommended the fee schedule be added.

Mayor Maher commented it was more targeted for real estate brokers or people coming in to open a business. He believes all the information is in there. The WBA created the document.

### **Round Table Discussion**

Carolyn Wesenberg commented that she has a zoning cheat sheet from Brenda but asked if it's available to distribute to the public.

Jim commented this was discussed at the last zoning meeting and are waiting to hear back from the attorney. The cheat sheet is an excerpt of a law which lists criteria an applicant must have; it's the criteria the zoning board considers.

Jason commented all the information is available on the application.

Carolyn commented the cheat sheet seems appropriate for an average Joe.

Jim responded the concern is that there is a lot more to it than those 4 or 5 criteria and when a decision is made and if every t isn't crossed or l dotted properly there could be legal action. All the information is in the context of the application.

Mayor Maher confirmed that the cheat sheet does not contain everything.

Trustee Hoffman commented we are only looking at this from one perspective, the position of the applicant, and he believes it should be looked at from the applicant's neighbor or the objector. He believes counsel needs to say it's okay so there is no liability with it.

Becky commented she is disappointed in those that are not in attendance; these meetings are important and for a purpose, we are part of a Board for a reason and should be here.

Brenda commented that she feels bad for those that come before her Board and have spent a lot of money and are not approved. She commented it would be helpful for applicants to know upfront how challenging certain variances are.

Jim commented even before they come to the Zoning Board, they have already filled out an applicant, paid fees and done mailings.

Dean asked counsel if it is the Village's responsibility to tell an applicant whether they might or might not be able to get a variance.

Manager Revella confirmed the question; Dean gets an application for a variance that has been filled out by a resident and Dean knows the applicant doesn't meet the criteria for the variance, can he tell the applicant.

Dean commented he was told many years ago that it's not his position to do that. Dean provides the applicant the criteria and assists many people fill out the application and everyone knows the risks going in.

Deputy Mayor Rumbold agreed it's not Dean's position.

Jim suggested putting guidelines at the beginning of the application and submitting an application is no guarantee of getting the variance; many people thought it was a rubber stamp.

Brenda commented that a big hurdle in the application process is the financials; people don't want to expose their finances.

Mayor Maher asked attorney DuBois to look into guidelines for applicants and the cheat sheet.

Trustee Leonard commented about the minutes and if we get into a legal issue without minutes to refer to, it will be harder. He knows we are working on it.

Stan suggested putting a sign on the property when an applicant applies for a variance or a subdivision or whatever to give information to the public; other municipalities do this. His other comment is about Planning Board consultants; his understanding is the Planning Board is allowed to appoint their own consultants but the Village Board doesn't give them the funds to do that. He indicated he is not sure why some of his Board members are not present, it's almost a protest, these meetings are important and it upsets him.

Jason commented there wasn't a tri-board meeting in so long and there was a change in consultants and members of both Boards were not aware of a change in consultants until their respective meetings. Everyone's interest is to keep things as fluid as possible, to

keep things as fair to the applicants as possible and there is a concern there is no communication between the Boards such as tonight about a change in consultants.

Mayor Maher agreed there was a breakdown in communication. He believes after that last tri-board meeting there were efforts to have another tri-board meeting and it didn't happen. Going forward with having Trustee Hoffman as a liaison there won't be confusion anymore. The Village Board wasn't sure if the appointment was for just their Board or for all three Boards.

Jason responded they would like to be involved in who we are using as consultants.

Trustee Bowen asked if there are liaisons from Planning and Zoning to the Village Board. He clarified that Sean represents the Village Board to Planning & Zoning, but there should be someone from both Planning & Zoning that should attend Village Board meetings.

Mayor Maher commented there was a lack of involvement in the process and there was a lack of communication between the three Boards. He believes moving forward it won't happen again.

Stan asked moving forward does that mean we get to appoint our own consultants.

Howard Protter, Special Counsel from Jacobowitz & Gubitz, commented the law is very clear with respect to the authority of the Planning & Zoning Boards with respect to their own consultants. For the ZBA, Village Law in NYS 7-712 provides: The board of trustees may provide for compensation to be paid to experts, clerks and a secretary and provide for such other expenses as may be necessary and proper, not exceeding the appropriation made by the board of trustees for such purpose. That provision has been consistently interpreted to provide that the Board of Trustees has the power to select those consultants. With respect to the Planning Board, under 7-718, The planning board shall have the power and authority to employ experts, clerks and a secretary and to pay for their services, and to provide for such other expenses as may be necessary and proper, not exceeding in all the appropriation that may be made therefore by the village board of trustees for such planning board. Historically in the Village, there have been no express appropriations for attorney or engineer for the Planning Board and under the current budget there are no appropriations for those positions. Historically and to date, those services have been provided to the Zoning & Planning Boards under the general retainer of the attorney for the Village so there is no appropriations for the Planning Board to select its own consultants.

Stan confirmed there is no reason stating we have the right.

Manager Revella responded they do have the right for the engineers and we have made appropriations for engineers and he believes the Board will continue to do so.

Jason asked about the application fees and if they are put in a separate fund.

Howard commented there is a separate budget line for anticipated revenues from application fees and or reimbursement for expenses. Those fees that are received go to offset the budget line for the attorney's retainer. There is a budget line for anticipated expenses for the attorney and there are a variety of funds that feed that expenditure line

and one of those feeding sources are the application fees and other fees that are generated by applicants.

Jason confirmed there is no separate budget for Planning or Zoning Board.

Stan commented going back to 2011, on our consultant fees including engineering and legal, do we know how much was not reimbursed by the applicants.

Manager Revella responded he did not know; when he first came on there was still \$19,000 outstanding from 2004.

Stan responded he thinks it's important to see. He would like to see what the Planning Board cost to operate on unreimbursed fees.

Mayor Maher commented let's look into it, let's get Peter's help on it.

Jason commented another concern is with new consultants coming on and being brought up to speed, we want a smooth transition.

Deputy Mayor Rumbold commented it would depend on the Board members to assist and help the consultant get the information.

Manager Revella commented the file information should be clear as well.

Stan confirmed Mr. Protter is being retained by the Village Board for this meeting and asked if there are any potential conflicts since the largest development the Planning Board has going on is also represented by his firm.

Mr. Protter responded he is not aware of any conflict. He indicated there is no relationship with the Planning Board and he was asked to come here tonight to give advice on Village Law for the State of New York.

Becky commented to Jason that it would be no different getting new Board members up to speed on a project as well as new consultants; ask fellow Board members and read old minutes.

Deputy Mayor Rumbold commented about potential conflicts with Board members. There have been questions in the past about Board members having a conflict and she has spoken to counsel about it and being told the Board member has to decide if there is a conflict or not. She understands the question of Howard and the law firm but there is also a question of Board members who have dealings with that family who are not recusing themselves and making decisions on the Planning Board for one of the biggest projects in the Village.

Stan responded it is his understanding it is up to the individual and if that individual could be swayed because of his relationships he shouldn't be on the Board to start with. He also believes that in a small Village, everyone knows everyone.

Attorney DuBois commented regarding conflicts of interest and if there is a material conflict, then that's where it matters and becomes a question of judgment, perception and fact and there very rarely is a clear answer.

Deputy Mayor Rumbold commented it is about perception and we have to remember it's a small Village.

Stan agreed and believes it's best to disclose everything.

Trustee Bowen commented that most people took these positions with the integrity of being up front.

Mayor Maher agreed and in the spirit of discussion with a lot of the exposure that has happened with the decision that was made and in hindsight, he obviously would have said yes, Kevin Dowd, this firm and every applicant has donated to his campaign but as Sue said, he did not see a conflict with it. Is it a disclosure? It's tough, it's a small Village and we all try to do the right thing and in that instance disclosing that all three applicants made a donation to his campaign, looking forward he will likely get a list out every meeting with who has come before me but we are all here for the right reasons, we all want to try and do the right thing and this discussion means a lot.

Trustee Leonard commented there is one ethics area that we may want to alleviate; if you work for the Village, even as a part time employee, you can't do business with the Village and it may be costing us money.

Manager Revella responded especially when we tried to get a lawn care service and no one applied. We have 4 different people that have lawn care businesses and we couldn't use them. He indicated everyone has to fill out a Disclosure Statement and if changes, then it needs to be updated.

Becky asked that there is nothing clear that indicates recusal, it's really personal. She clarified that it is up to the individual.

Attorney DuBois responded he doesn't recall there being a mandatory recusal, he believes it's just disclosure.

Manager Revella asked for clarification if it is up to the individual to recuse themselves or is it up to the Board.

Deputy Mayor Rumbold commented that she doesn't believe there is mandatory recusal.

Attorney DuBois commented the primary purpose of alternates to the Board's is for conflicts of interest.

Deputy Mayor Rumbold commented that once she discovered that former counsel had made a contribution, she had checked the minutes of the meeting because we all voted to appoint him counsel in the spring 2011 and he's counsel, he's supposed to advise you what to do and he did not advise you to recuse yourself from that vote. If there was a mandatory recusal she would think the Mayor would have been told that.

Attorney DuBois read a portion of the Village Code of Ethics, 18-3, G3. It puts the burden on the individual.

Deputy Mayor Rumbold commented on one hand its being said you must absolutely recuse yourself due to a contribution when counsel made a contribution and didn't advise the person he made the contribution to to recuse himself from his vote. She is seeing a double standard and she wants to know how it works.

Manager Revella commented the Board of Ethics is available to get an opinion or interpretation from; that is their real purpose, to give opinions before action takes place.

Trustee Leonard asked to go back to the original question concerning an employee doing business with the Village.

Attorney DuBois responded he will research it specifically, but doesn't see why the employee can't appeal to the Ethics Board.

Trustee Hoffman thanked Lori, Dean and Pamela for attending tonight.

Dean formally introduced Pamela Tillson the Planning & Zoning Board secretary.

Jason commented this meeting was perfect and it's exactly what we needed.

### **Public Comment**

Jessica Metzger, 4 Gracewood Court, thanked everyone for coming to tonight's meeting and apologized for not being able to attend Planning/Zoning meetings. She commented that she likes the idea of changing the name of the Welcome Packet and possibly using the next Village calendar to make some sort of announcement to pick it up at Harvest Fest. She confirmed the Sign Law is broken down by zone and asked if the new law will supersede any sign that's in the zone.

Manager Revella responded it is just tweaking each one of those. The Sign Law is broken down by zone.

Jessica asked if there is a fee for special counsel tonight.

Manager Revella responded yes.

Jessica commented basically he sat here and read what the description is to be on the Planning & Zoning Board. She has come before the Board before shortly after the present special counsel was awarded the job and she feels strongly that it is a conflict of interest and believes that perception is huge. When an entity has such huge projects and the scope of their projects taking place in the Village, she believes it is not in the Village's best interest to award special counsel to the present company due to the scope of the projects they have in the Village. She commented she doesn't think that because she may be related to three people in this room that it becomes a conflict of interest when she comes before the Board or her husband works for the Village. When someone has a multi-million dollar project in the Village, it is not wise for our officials to award special counsel who's going to be in your Board while this is going on. She commented she pulled up the Board of Elections report from January 2012 and July 2012 and Kevin Dowd did not donate to the

current assembly campaign. She did find where Kevin Dowd gave a small donation to the Friends of Brian Maher in 2010 which there may have been other Board members here that did that. Now if that is taken out of the equation, when a Board member is sitting in Executive Session and you are determining who will be hired to represent this Village, a recusal might not be in order, but a “hey...so & so did donate to my campaign, just so you are aware”. She asked the Board members to uphold their honor in the positions they are charged with, the positions that member are elected to or volunteer for, to provide to residents. She finds it unethical this Board was not told about these donations, she finds it unethical that there was no recusal and she finds it unethical that at a Town of Crawford debate when the question was asked by the moderator, our Mayor said that every person who sent in an RFP donated to his current campaign; that is inaccurate. It is on a YouTube link.

Mayor Maher responded he didn't say that; he didn't say current campaign he said campaign.

Jessica commented in the spirit of keeping it real and so everyone knows what the truth is, Kevin Dowd did not donate to this current campaign.

Mayor Maher responded false. He indicated there are itemized and un-itemized donations.

Mary Ellen Matise, 21 Clinton Street, commented there is a current Comprehensive Plan in force that was adopted. The Comp Plan does provide for control of our visual environment, zoning, and our vision for what we would like it to be. She commented that Sue put up a beautiful sign and can't understand why others don't put up a beautiful sign. The Comp Plan includes historic districts but has not dealt with them; if our business zone has historic districts, we could much more easily control the image that we want the area to have.

Marcus Millspaugh, Jessup Street, commented he's been in front of both Boards and has felt taken advantage of by the Village Engineers. He indicated if there is a big project, other municipalities planning board's have set up an escrow account from the applicant and hire someone that specializing in that type of project. He clarified the attendance required by the alternates. He commented he does not like verbatim minutes. He suggested someone with architectural or artistic background for the signs. He commented that signs are more for strangers coming in.

Stan responded to Mr. Millspaugh that the Planning Board has a bit more leeway now.

Deputy Mayor Rumbold made the motion to adjourn the meeting. Seconded by Trustee Bowen. All ayes. Meeting adjourned.

Mayor Maher thanked everyone and noted they will meet again December 4<sup>th</sup>.