

CALL TO ORDER

On August 6, 2026, the Town of LeRay Planning Board held their regular monthly meeting in the Conference Room of the Town of LeRay Municipal Building. The meeting was called to order at 6:30 PM by Chairperson Biondolillo who led the room in the Pledge of Allegiance.

ROLL CALL

Member Collette: ☒ Present ☐ Absent
Member Meeks: ☒ Present ☐ Absent
Member Moran: ☒ Present ☐ Absent
Member Jefferds: ☒ Present ☐ Absent
Member Russell: ☐ Present ☒ Absent
Chairperson Biondolillo: ☒ Present ☐ Absent

Additionally, Lee Shimel (Zoning Enforcement Officer), Leland Carpenter (Town Supervisor), Sam Biondolillo (Town Board Member), Morgan Melançon (Secretary to Planning & Zoning), Stephen Gracey, Tracy O'Donnell, Paul Middlemiss, and Spencer Sudduth were in attendance.

ACCEPTANCE OF MEETING MINUTES

The minutes from the July 9, 2026 regularly scheduled meeting were reviewed by the Board. A motion was made by Member Collette and seconded by Member Meeks to accept the minutes as drafted. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. A motion was made by Member Collette and seconded by Member Jefferds to recommend that the Town Board adopt the reciprocal resolution authorizing the Town's participation in Jefferson County's updated General Municipal Law § 239-m Referral Exemption Framework.. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed.

PROJECT REVIEW

- 1. Public Hearing @ 6:30 PM for a Minor 2 Lot Subdivision Application for Michael Gracey. The proposal is to subdivide an existing 61.80-acre lot into 2 parcels, with Lot 1 being 3.85 acres, and the remaining Lot 2 being 58(+/-) acres, located at 27123 NYS Route 283, tax parcel #75.09-1-2.**

Chairperson Biondolillo asked the Board to review the Preliminary Plat for Michael Gracey. Stephen Gracey was in attendance as the project's authorized representative and provided a brief presentation. Mr. Gracey stated that a note would be added to the Final Plat indicating that the parcel was located within the Town of LeRay Consolidated Water District.

Chairperson Biondolillo opened the Public Hearing at 6:32 PM and Secretary Melançon read the Public Hearing Notice as published in the Watertown Daily Times on July 23, 2026. Chairperson Biondolillo opened the floor for public comments. Hearing none, a motion was made by Member Jefferds and seconded by Member Meeks to close the Public Hearing at 6:33 PM. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. Chairperson Biondolillo asked the Board if they had any further comments or questions. Hearing none, the Board determined that the Preliminary Plat met all requirements for review with no additional changes. A motion was made by Member Collette and seconded by Member Moran to approve the Preliminary Plat. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. A motion was made by Member Meeks and seconded by Member Jefferds to review the Final Plat. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
 Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. Since there were no changes needed on the Final Plat, a motion was made by Member Moran and seconded by Member Collette to grant Final Subdivision Approval. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
 Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. Chairperson Biondolillo informed Mr. Gracey that he would receive a letter in the mail outlining the Board's decision.

2. Public Hearing @ 6:30 PM for a Minor 2 Lot Subdivision Application for Mary Desrosier. The proposal is to subdivide an existing 35-acre lot into 2 parcels, with Lot 1 being 5.00 acres, and the remaining Lot 2 being 30.00 acres, located at 34091 Drake Road, tax parcel #44.00-3-8.2.

Chairperson Biondolillo asked the Board to review the Preliminary Plat for Mary Desrosier. Stephen Gracey was in attendance as the project's authorized representative and provided a brief presentation. Mr. Gracey said the plat was expanded to show more of the surrounding lands. Chairperson Biondolillo noted that, if the rear portion of the lot were developed, any future residence might need to be located farther back on the lot to accommodate a private well and septic system.

Chairperson Biondolillo opened the Public Hearing at 6:36 PM and Secretary Melançon read the Public Hearing Notice as published in the Watertown Daily Times on July 23, 2026. Chairperson Biondolillo opened the floor for public comments. Hearing none, a motion was made by Member Meeks and seconded by Member Jefferds to close the Public Hearing at 6:37 PM. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
 Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. Chairperson Biondolillo asked the Board if they had any further comments or questions. Hearing none, the Board determined that the Preliminary Plat met all requirements for

review with no additional changes. A motion was made by Member Moran and seconded by Member Collette to approve the Preliminary Plat. The vote went as follows:

Member Collette:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Meeks:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Moran:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Jefferds:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Russell:	☐ Yes	☐ No	☐ Abstain	☐ Recuse	☒ Absent
Chairperson Biondolillo:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent

The motion passed. A motion was made by Member Collette and seconded by Member Jefferds to review the Final Plat. The vote went as follows:

Member Collette:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Meeks:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Moran:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Jefferds:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Russell:	☐ Yes	☐ No	☐ Abstain	☐ Recuse	☒ Absent
Chairperson Biondolillo:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent

The motion passed. Since there were no changes needed on the Final Plat, a motion was made by Member Meeks and seconded by Member Moran to grant Final Subdivision Approval. The vote went as follows:

Member Collette:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Meeks:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Moran:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Jefferds:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Russell:	☐ Yes	☐ No	☐ Abstain	☐ Recuse	☒ Absent
Chairperson Biondolillo:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent

The motion passed. Chairperson Biondolillo informed Mr. Gracey that he would receive a letter in the mail outlining the Board's decision.

3. Public Hearing @ 6:30 PM for a Minor 2 Lot Subdivision Application for Brian Kampnich. The proposal is to subdivide an existing 96.03-acre lot into 2 parcels, with Lot 1 being 6.25 acres, and the remaining Lot 2 being 89.78 acres, located at 30142 NYS Route 37, tax parcel #54.00-3-14.1.

Chairperson Biondolillo asked the Board to review the Preliminary Plat for Brian Kampnich. Stephen Gracey was in attendance as the project's authorized representative and provided a brief presentation.

Chairperson Biondolillo opened the Public Hearing at 6:40 PM and Secretary Melançon read the Public Hearing Notice as published in the Watertown Daily Times on July 23, 2026. Chairperson Biondolillo opened the floor for public comments.

Adjacent landowner Paul Middlemiss addressed the Board and asked about the purpose of the proposed subdivision. Chairperson Biondolillo explained that the application before the Board was limited to the subdivision of the existing parcel into two lots. She stated that the applicant had indicated possible future plans for a gunsmithing shop, however, any future development or use of the parcel would require separate permitting and/or Board review, at which time any related concerns would be addressed.

It was noted that the Zoning Code did not currently contain specific provisions regarding the development or construction of a gun shop or related activities. Chairperson Biondolillo explained that the Board could not speculate as to what may or may not occur on the property in the future, but that adjoining property owners could follow up with the Town regarding any future development activity.

Member Collette asked whether Mr. Middlemiss's concern was whether a possible shooting range would be open to the public. Mr. Middlemiss stated that it was and asked whether there would be any restriction to ensure that the range would not be public. Chairperson Biondolillo stated that any such restrictions would be addressed through the applicable permitting or Board review process. She further stated that, if a gunsmithing shop were proposed, site plan review would be required and conditions could be considered to protect nearby residents.

A motion was made by Member Collette and seconded by Member Jefferds to close the Public Hearing at 6:43 PM. The vote went as follows:

Member Collette:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Meeks:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Moran:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Jefferds:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Russell:	☐ Yes	☐ No	☐ Abstain	☐ Recuse	☒ Absent
Chairperson Biondolillo:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent

The motion passed. Chairperson Biondolillo asked the Board if they had any further comments or questions. Hearing none, the Board determined that the Preliminary Plat met all requirements for review with no additional changes. A motion was made by Member Meeks and seconded by Member Jefferds to approve the Preliminary Plat. The vote went as follows:

Member Collette:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Meeks:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Moran:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Jefferds:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Russell:	☐ Yes	☐ No	☐ Abstain	☐ Recuse	☒ Absent
Chairperson Biondolillo:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent

The motion passed. A motion was made by Member Collette and seconded by Member Moran to review the Final Plat. The vote went as follows:

Member Collette:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Meeks:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Moran:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Jefferds:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Russell:	☐ Yes	☐ No	☐ Abstain	☐ Recuse	☒ Absent
Chairperson Biondolillo:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent

The motion passed. Since there were no changes needed on the Final Plat, a motion was made by Member Jefferds and seconded by Member Meeks to grant Final Subdivision Approval. The vote went as follows:

Member Collette:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Meeks:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Moran:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Jefferds:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Russell:	☐ Yes	☐ No	☐ Abstain	☐ Recuse	☒ Absent
Chairperson Biondolillo:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent

The motion passed. Chairperson Biondolillo informed Mr. Gracey that he would receive a letter in the mail outlining the Board's decision.

4. Preliminary Review of a Minor 2 Lot Subdivision Application for Dana Waterman. The proposal is to subdivide an existing 6.10-acre parcel into Parcel A, consisting of 2.105 acres, and the remaining 3.995-acre portion to be assembled with adjoining Tax Parcel No. 75.05-1-10.2, creating a 5.039-acre parcel, located at 27000 NYS Route 342, tax parcel #75.05-1-10.1.

Chairperson Biondolillo asked the Board to review the Preliminary Plat for Dana Waterman. Spencer Sudduth was in attendance as the project's authorized representative and provided a brief presentation. Mr. Sudduth explained that the proposal involved subdividing a portion of one parcel, after which the subdivided land would be combined by deed with the adjoining parcel. Chairperson Biondolillo advised that the parcel combination would be processed through Jefferson County following completion of the subdivision.

The Board requested that the Final Plat depict the existing water lines serving both residences, identify the Town's easement extending ten feet on each side of each water line, and include a notation stating that the properties were served by the Town of LeRay's Consolidated Water District. It was further noted that the Town owned the water lines up to the foundations of the residences.

The Board determined that the Preliminary Plat met all the requirements for review. A motion was made by Member Meeks and seconded by Member Jefferds to designate the Planning Board as Lead Agency to conduct the environmental review for the Unlisted Action under SEQR. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
 Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. The Board reviewed Part 2 of the Short Environmental Assessment Form (SEAF) and determined that the proposed action would not result in any significant adverse environmental impacts. Part 3 of the SEAF was completed to support this determination. A motion was made by Member Moran and seconded by Member Collette to issue a Negative Declaration. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
 Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. A motion was made by Member Collette and seconded by Member Meeks to deem the Preliminary Plat as complete. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
 Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. A motion was made by Member Jefferds and seconded by Member Moran to set a Public Hearing for the September 3, 2026 meeting at 6:30 PM. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
 Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
 Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. Chairperson Biondolillo informed Mr. Sudduth that he would receive a letter in the mail outlining the Public Hearing information.

5. Preliminary Review of a Minor 2 Lot Subdivision Application for I-Site Realty, LLC. The proposal is to subdivide an existing 3.56-acre lot into 2 parcels, with Lot 1 being 1.53 acres and Lot 2 being 2.04 acres, located at 26179/221 US Route 11, tax parcel #65.17-1-2.1.

Chairperson Biondolillo asked the Board to review the Preliminary Plat for I-Site Realty, LLC. Stephen Gracey was in attendance as the project's authorized representative and provided a brief presentation.

Mr. Gracey reported that a previously recorded subdivision and lot line adjustment had established a cross-access easement along the southern portion of the project area. The corresponding easement information had been added to the Preliminary Plat. The plat had also been revised to identify the existing ten-foot-wide sidewalk easement along U.S. Route 11 and the existing eastern driveway cross-access easement between proposed Lot 2 and the adjoining Aldi parcel.

The Board discussed the need to provide appropriate cross-access rights between proposed Lots 1 and 2. Mr. Gracey stated that the matter remained under review by the applicant's attorney and that he had not yet received a response regarding the proposed easement.

Although the parcels were expected to remain under related ownership, Chairperson Biondolillo noted that future ownership could change and that the necessary access rights should therefore be formally established. The Board also discussed the need for an agreement addressing maintenance responsibilities for any shared access area.

The Board determined that the Preliminary Plat contained sufficient information to be deemed complete and to proceed to public hearing, with the cross-access and maintenance documentation remaining subject to further review before final action on the subdivision. A motion was made by Member Collette and seconded by Member Jefferds to designate the Planning Board as Lead Agency to conduct the environmental review for the Unlisted Action under SEQR. The vote went as follows:

Member Collette:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Meeks:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Moran:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Jefferds:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Russell:	☐ Yes	☐ No	☐ Abstain	☐ Recuse	☒ Absent
Chairperson Biondolillo:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent

The motion passed. The Board reviewed Part 2 of the Short Environmental Assessment Form (SEAF) and determined that the proposed action would not result in any significant adverse environmental impacts. Part 3 of the SEAF was completed to support this determination. A motion was made by Member Meeks and seconded by Member Moran to issue a Negative Declaration. The vote went as follows:

Member Collette:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Meeks:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Moran:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent
Member Jefferds:	☒ Yes	☐ No	☐ Abstain	☐ Recuse	☐ Absent

Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. A motion was made by Member Jefferds and seconded by Member Collette to deem the Preliminary Plat as complete. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. A motion was made by Member Moran and seconded by Member Meeks to set a Public Hearing for the September 3, 2026 meeting at 6:30 PM. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed. Chairperson Biondolillo informed Mr. Gracey that he would receive a letter in the mail outlining the Public Hearing information.

6. Continuation of Public Hearing @ 6:30 PM for a Site Plan Application for the Calcium Fire Department. The proposal is to construct a 13,650 SF Fire Department building and associated site improvements including asphalt perimeter access drive and parking areas, concrete walks, grading, site lighting and landscaping, located at 24882 Stalder Road, tax parcel #74.12-1-19.

The Public Hearing for the application was opened on November 7, 2024 and has remained open to allow for completion of the environmental review process. Chairperson Biondolillo opened the floor for public comments; there were none. In the interim, the Public Hearing would remain open and public comments would continue to be accepted.

ADJOURNMENT

A motion was made by Member Collette and seconded by Member Meeks to adjourn the meeting. The vote went as follows:

Member Collette: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Meeks: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Moran: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent
Member Jefferds: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

Member Russell: ☐ Yes ☐ No ☐ Abstain ☐ Recuse ☒ Absent
Chairperson Biondolillo: ☒ Yes ☐ No ☐ Abstain ☐ Recuse ☐ Absent

The motion passed and the meeting adjourned at 7:03 PM.

Respectfully submitted,

Morgan R. Melançon

Morgan R. Melançon

Secretary to Planning and Zoning

DRAFT