
Town of Groveland
Zoning Board Minutes
4955 Aten Rd.
Groveland, NY 14462
Monday, September 19, 2022

Members Present:
Chair Courtney Burnette
Pete Dolan
William Magee
Rick Sleggs

Absent:
Pattie Johnston
Phil Livingston Jr.

Code Officer: Ron Maxwell

Others:
Corey Auerbach
Mark Hamby
Deb Hamby
Richard Kronthaler
Susan Kronthaler
Chuck Smith

1. Call to Order

Chair Courtney Burnette called the meeting to order at 7:03 PM. There was a quorum present. Chair Burnette began the meeting by reading aloud the Public Hearing Announcement for the Hamby variance review. The Public Hearing had appeared in the Livingston County News on September 8, 2022.

2. Public Hearing: Hamby

Chair Burnette invited Corey Auerbach and Mark Hamby to introduce themselves and speak briefly on why they are here tonight.

Corey Auerbach explained that they are looking for clarification on where in the minutes it states that the utility meters must be removed.

Corey also invited Chuck Smith, the architect on the project, to speak. Chuck stated that he did not recall any discussion on needing to remove any electric meters, but assumed that the two smaller structures would be on one meter and the new home would be alone on a separate meter.

Richard and Susan Kronthaler, neighbors, spoke that they are frustrated that the bunkhouse is still being advertised as having a kitchen which was supposed to be removed. The argument rose that Mark should not be renting out the bunkhouse without a full kitchen. Mark and Corey state that there is not a kitchen by definition as the definition states there must be a cooking source to be a "kitchen". The AirBnB add however does state that a hot plate (cooking surface), is provided by the renters.

The board interprets the June 15, 2020 minutes to read that the utility meter will be on the main house (new build). Rick Sleggs stated that he did not believe that we were informed from the beginning that the utility meters were on the bunk house. Rick also feels that the electrical issues are out of the boards hands and up to the contractor and electrical companies.

CEO Ron Maxwell interprets the main house as referenced in the June 15, 2020 to be the cottage, which is why he stated that the electric must come from the cottage when speaking with Corey and Mark in the past.

William Magee made the motion that the June 15, 2020 minutes states the “main house” as stated in the motion is the new build and the “main house” and bunkhouse will be on the same utility meter.

Rick Sleggs seconded the motion.

All in favor: Courtney Burnette-AYE, Pete Dolan-AYE, William Magee-AYE, Rick Sleggs-AYE.

Opposed: None

Abstained: None

MOTION PASSED

William Magee made the motion to close the public hearing, Pete Dolan seconded the motion.

All in favor: Courtney Burnette-AYE, Pete Dolan-AYE, William Magee-AYE, Rick Sleggs-AYE.

Opposed: None

Abstained: None

MOTION PASSED

3. Consider Zoning Board Past Minutes from March 21, 2021:

The above was next considered for approval/comments.

Rick Sleggs made the motion to approve the minutes as presented, Pete Dolan seconded the motion.

All in favor: Courtney Burnette-AYE, Pete Dolan-AYE, William Magee-AYE, Rick Sleggs-AYE.

Opposed: None

Abstained: None

MOTION PASSED

4. CEO Report

Code Officer Ron Maxwell has nothing to report.

5. Other Business

None.

6. Adjournment

There being no further business to conduct, Courtney Burnette adjourned the meeting at 9:10 PM.

Pete Dolan made the motion to adjourn the meeting.

William Magee seconded the motion.

All in favor: Courtney Burnette-AYE, Pete Dolan-AYE, William Magee-AYE, Rick Sleggs-AYE.

Opposed: None

Abstained: None

MOTION PASSED

Submitted by,

Trista A Tozier
Zoning Board Secretary