

**TOWN OF SKANEATELES TOWN BOARD
NOTICE OF PUBLIC HEARINGS**

**REGARDING INTRODUCTORY LOCAL LAW B OF 2017 ENTITLED "A LOCAL LAW
AMENDING TOWN CODE PROCEDURE"**

PLEASE TAKE NOTICE that public hearings will be held by the Town of Skaneateles Town Board at 24 Jordan Street, Skaneateles, NY 13152 on September 11, 2017 at 6:30 PM – 7:00 PM for the purpose of hearing public comments on introductory Local Law B of 2017. The schedule for the public hearings is as follows:

6:30 PM – Public hearing regarding amendments to Town Code Section 25 regarding procedure for setting meeting dates.

6:40 PM – Public hearing regarding amendments to Town Code Section 148-12 regarding redevelopment of lots to specifically exclude alteration of paved surfaces and driveways that reduce impermeable surface coverage.

6:50 PM – Public hearing regarding amendments to Town Code Section 148-35 the increase the maximum height of windmills from 150 feet to 160 feet and make other changes.

7:00 PM – Public hearing regarding amendments to Town Code Section 134 regarding the senior citizen's exemption offset for medical and prescription drug expenses.

The Town Board invites submission of written and oral comments at the public hearing. Any resident of the Town of Skaneateles wishing to speak on the subject should attend the public hearing. Copies of introductory Local Law B of 2017 are available for public review at the Town of Skaneateles Town Clerk's Office during normal business hours.

By Order of the Town Board of the Town of Skaneateles

Julie A. Stenger
Deputy Town Clerk

Town of Skaneateles
Local Law B of the Year 2017
A Local Law Amending the Town Code Procedures

Section 1. Authority

This Local Law is enacted pursuant to the provisions of the New York Town Law and the New York Municipal Home Rule Law.

Section 2. Purpose

The purpose of this local law is to allow for the Town of Skaneateles Zoning Board of Appeals, Town of Skaneateles Planning Board and Skaneateles Town Board to meet when necessitated by Town business and to promote the general health and welfare of the community.

Section 3. Amendment to Section 25

Town Code Section 25-4 shall be amended to state as follows:

- A. Regular meetings. The Planning Board of the Town of Skaneateles (the "Planning Board" ~~or the "Planning Board"~~) shall hold regular meetings ~~on the third Tuesday of each month. Such regular meetings shall commence at 7:30 p.m. and~~ at dates and times determined by resolution from time to time by the Planning Board, to be conducted in the board room at the Town Hall.

Town Code Section 25-5 shall be amended to state as follows:

- A. Regular meeting. The Zoning Board of Appeals of the Town of Skaneateles (the "ZBA") shall hold regular meetings ~~on the first Tuesday of each month. Such regular meetings shall commence at 7:00 p.m. and~~ at dates and times determined by resolution from time to time by the ZBA, to be conducted in the board room at the Town Hall. A calendar is set by the ZBA at the beginning of each calendar year. Most meetings are the first Tuesday but because of holidays or elections this may vary.

Town Code Section 25-6 shall be amended to state as follows:

- A. The Town Board of the Town Board of Skaneateles (the "Town Board") shall hold regular meetings ~~on the first and third Thursday of each month except that in the months of July and August, the Town Board shall hold regular meetings on the third Thursday of the month. Such regular meetings shall commence at 7:00~~

~~p.m. and be conducted~~ in the board room at the Town Board Hall. The Town Board shall set and may amend the regular meetings schedule from time to time by resolution or local law by a majority vote of the Town Board.

Section 4. Amendment to Section 148-12

Town Code Section 148-12(G) shall be amended to state as follows:

- (6) A lot which contains structures that are nonconforming as to impermeable surface coverage may be redeveloped by special permit granted by the Planning Board, provided that all other applicable requirements of this § 148-12 are satisfied, that the impermeable surface coverage on the lot is reduced to the maximum extent feasible, and that all practicable measures are taken to minimize the impact of such impermeable surface coverage on streams, lakes and groundwater. [Note: If the proposed redevelopment reduces impermeable surface coverage to bring the lot within compliance with this chapter, no special permit pursuant to this section shall be required.] Such measures may include, without limitation, infiltration trenches and other drainage improvements, and vegetated stream and lake buffers. For the purpose of this Section 148-12(G), redevelopment of a lot specifically excludes alteration of paved surfaces and driveways which reduces impermeable surface coverage. If an applicant is unable to reduce such coverage sufficiently to bring the lot into compliance with applicable coverage limitations for conforming lots, the Planning Board shall condition any approval of such a special permit on either, at the applicant's option:

Section 5. Amendment to Section 148-35

Town Code Section 148-35(K) shall be amended to state as follows:

- (6) Height. It is recognized that wind turbines require greater heights to reach elevations with wind currents reasonably adequate to generate energy. On-site-use wind energy conversion systems shall not exceed a total height of 100 feet unless the Planning Board determines through the special permit review process that a greater height is more beneficial; however, in no case shall the total height exceed ~~150~~160 feet from the ground to the top of the highest point of blade height (tip) as extended at its highest vertical point, provided that the application includes specific evidence that the proposed total height does not exceed the height recommended by the manufacturer or distributor of the on-site-use wind energy conversion system. See § 148-31D for agricultural exemptions.

Town Code Section 148-35(K) shall be amended to state as follows:

- (18) Lighting. No on-site-use WECS under this provision shall be ~~artificially~~ actively lighted, unless so required by the FAA. Use of nighttime, and in overcast daytime conditions, stroboscopic lighting to satisfy tower facility lighting requirements for the Federal Aviation Administration may be subject to on-site field testing before the

Planning Board as a prerequisite to the Board's approval, with specific respect to existing residential uses within 2,000 feet of each tower for which said strobe lighting is proposed.

Section 6. Amendment to Section 134

The Town of Skaneateles hereby authorizes senior citizens to use qualified medical and prescription drug expenses to offset their income for the purpose of qualifying and calculating the senior citizen real property tax exemption. Specifically, Town Code Section 134, Article 1 is amended to state as follows:

§ 134-1.1. Offset for Medical and Prescription Drug Expenses. Pursuant to RPTL 467(3)(a), an individual's income shall be offset by all medical and prescription drug expenses actually paid which were not reimbursed or paid for by insurance.

Section 7. State Environmental Quality Review Act (SEQRA)

The Town Board has considered the provisions of Article 8 of the Environmental Conservation Law ("SEQRA") and the regulations adopted thereunder at 6 NYCRR Part 617 and finds this Local Law to be a Type II Action as defined therein. Therefore, no further review is required under SEQRA.

Section 8. Effective Date

This Local Law shall take effect immediately upon filing in the Office of the New York State Secretary of State.