TOWN OF FRANKLIN PLANNING BOARD MEETING MINUTES
AUGUST 6, 2026

Attendance: Howland, Hudson, Komenda, Schlafer. TPAS Leanne Nabinger, Town Board Rep. Teddie Storey. Gregg Pitula, Code Enforcement Officer. Guest: Ryan McAteer, County Planning Dept.
Absent: Robertson

Location: Town Garage Meeting Room

The meeting was called to order at 6:30 PM

Minutes: The minutes of the July 2, 2026 Planning Board meeting were approved with the following correction: should say Jonah Shaw not Jonathan (Komenda, Howland, msp).

OLD/NEW BUSINESS

07-2026 Robert and Leslie Lamb: Flag Lot, Minor Subdivision (Flag Lot)

See minutes of June 4, 2026
26 Merrickville Road, Sidney Center, NY 13839, Town of Franklin.
Documents Provided: Application and Survey Maps. Tax Map #165.-1-17.2. Parcel A: 6.179 acres; Parcel B flag lot of 5.705 acres. Adequate width/depth ratios
Motion made, seconded (Komenda, Hudson) and passed to waive public hearing as only one new lot being created. Classified as a minor subdivision due to flag lot (Howland, Komenda, msp).
$250 fee paid.

Discussion Only: Maria Kujawski

The family has approximately 206 acres with six people on the deed. Many years ago, six parcels were created without sale and residences were constructed. They now wish to create 6-8 more parcels and construct more residences. Under current Zoning Law, new parcels would need to be created by dividing land from the existing parcels. No action was taken as the family wishes to discuss the options first.

Adjournment: With no further business, the meeting adjourned at 7:40 PM.