

TOWN OF FRANKLIN PLANNING BOARD MEETING MINUTES
APRIL 3, 2025

Attendance: Board: Howland, Komenda, Robertson, Schlafer. Town Board Rep. Teddie Storey. TPAS Advisor Theresa Ferringo.

Absent: Planning Board member Roberta Hudson and Cod Enforcement Officer Gregg Pitula.

Kent Manual is no longer the TPAS Advisor for the Town of Franklin.

Location: Franklin Town Garage Meeting Room

The meeting was called to order at 6:05 PM.

MINUTES

The minutes of the March 5, 2025 meeting were approved as read. It was noted that Mr. Wakin paid \$160 fee for the Wallace Estate boundary line adjustments.

OLD/NEW BUSINESS

Since there was nothing on the agenda, the Planning Board members and TPAS Advisor Theresa Ferringo discussed the services provided by the TPAS and how the Franklin Planning Board should move forward with review of the current Zoning Law.

In addition to the Zoning Law, the Town of Franklin has three new local laws enacted in 2024 for Alternative Energy (wind and Solar), Commercial Campgrounds and Short Term Rental Regulations. Teddie reported that the Town Board is looking into escrow account language and the possibility of a road use agreement for large commercial projects. There is already language in the Alternative Energy Local Law definitions about road use agreements and escrow accounts but it is felt that these should also be available for some Planning Board proceedings.

Theresa provided a breakdown of the history of the TPAS and what services it provides to participants including:

- Current & Comprehensive Planning;
- Municipal Capital Projects;
- Watershed Management;
- Grant Writing;
- Hazards Planning;
- Source Water Protection;
- SEQRA Compliance;
- Land Use Training & Outreach;
- Mapping Services;
- Stream Corridor Planning.

Currently, 27 of the 29 Municipalities (town and village) in the county participate in the TPAS

Adjournment: With no further business, the meeting adjourned at 7:10 PM

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