

Town of Lyme Planning Board

12175 NYS Rt. 12E

Chaumont, NY 13622

May 5, 2025

315-649-2788

(fax) 315-649-2049

Planning Board Members:

Reg Schweitzer, Chair
Adam Brown-Excused
Rick Hathaway-Absent
Susan Warner
Gail Miller-Excused
Jacob Savage

Others Present: Bill Kleftis, Cathy Ward, Susan Nicols, Julie Grieco and Ted Smith, all representing Concerned Citizens for Responsible Solar.

Call to Order: Reg Schweitzer, noting quorum, opened meeting at 6:30 PM

Public Hearing: None

Public Comments: We were presented with copies of the replacement solar law written by the Concerned Citizens for Responsible Solar. This was done with input from an attorney with in depth knowledge of towns dealing with solar and 94C. The Town of Lyme Moratorium ends in September so there is an urgency to get this replacement law passed to protect the Town. AES will be submitting the application for the BayView project in August. The Riverside project is being reactivated. This committee is doing extensive work in advocating responsible solar, not to prevent it. The issues they are most concerned with are; Battery Fires, Sight Lines, Endangered Species, Property Values, and Financial Protection for the Town and its Residents. They are currently working on an informational campaign

April 2025 Minutes: Motion to approve by J Savage, 2nd by R Schweitzer. All in favor, motion approved.

Old Business: Mark Roberts subdivision on Pt Peninsula. The ZBA has approved a variance for the 5:1 ratio. Reg will notify Mr. Kolb so parties can proceed.

New Business: William Ball, Hidden Harbor is seeking permission for a 9 unit subdivision. This does not meet the 5:3 rule for <5 acre lots. Lots 1,2,3 &4 are land locked with a private road for access. Reg will contact Mr. Ball to see what the intentions are for this subdivision.

James Wilkinson, Failing Shores Drive, Three Mile Bay is seeking a subdivision of 1.7 acres out of his 3.2 acre property. This Board sees no issues, a public hearing will be scheduled for June 3, 2025.

Brian Stumpf, Old Town Springs Road is seeking opinions on the 50' wide strip in existence that would be used for access to development. The options would be either private or public, which would require DOT standards and Town ownership.

Sally Port is potentially looking to add 60 units for overnight stays in the AR portion of their property

Adjournment: Motion to adjourn made by RJ Schweitzer , 2nd by J Savage

Respectfully Submitted,
Susan Warner, Acting Secretary

Next Meeting: June 3, 2025