

Town of Urbana
Joint Meeting
Town Board, Planning Board and Zoning Board of Appeals
May 15, 2023
Minutes

The Town of Urbana held a joint meeting - The Town Board, Planning Board and Zoning Board of Appeals on May, 2023 at 6:00 p.m. in the Urbana Town Hall, located at 8014 Pleasant Valley Road, Bath, New York.

Town Board	Edward P. Stull Dave Shaw Dave Luppino	Supervisor
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Planning Board	Julie Vargo Theresa Stopka Richard Niles Steve Jones Heidi Lowenstein Barb Fries	Chair Vice-Chair
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Zoning Board Of Appeals	Scott Burg Tom Cole Bill Fries Nichole Dresser	Chair
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Zoning Officer	Marvin Rethmel
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Town Clerk	Deanna Tompkins
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Lawyer	Calvin Weaver
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Planning & Zoning Board Secretary	Penny Wells
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Absent Board Members – Mary Farmer (Town Board), Jim Presley (Town Board) and Steve Catherman (Zoning Board of Appeals)

Public Present: - Shelly Fisher

Meeting was called to order at 6:00 pm by Superintendent Edward P. Stull

Pledge of Allegiance

Everyone introduced themselves

Zoning Officer Marvin Rethmel shared –

- Work on critical area first
- Zoning changes cannot happen unless Comprehensive Plan is developed.
- Take current plan and keep what applies and works
- Having a Comprehensive Community in which the Town Board selects community board per Law.
- Standards of what you want
- Screen business people
- Screen community – (not your friends)
- Focus on Critical Areas First
- Short Term Rentals – Draft regulations
- Send survey to all Town of Urbana residents

Must have a Comprehensive Community Board that consist of –

- 2 Town Board Members
- 2 Planning Board Members
- 2 Zoning Board Members
- 2 Business Owners
- 2 Public Community Members

Town Board approved –

- 2 Town Board Members
 1. Edward P. Stull
 2. Dave Luppino
- 2 Planning Board Members
 1. Julie Vargo
 2. Theresa Stopka
- 2 Zoning Board Members
 1. Tom Cole
 2. Nichole Dresser
- 1 Business Owner
 1. Shelly Fisher
 - 2.

1 Public Community Member

1. Steve Tarcza
- 2.

STILL NEED 1 Business Owner and 1 Public Community Member

Screen business people

Screen community – (not your friends)

Focus on Critical Areas First

Short Term Rentals – Draft regulations

Send survey to all Town of Urbana residents

REMEMBER – WE ARE NOT A CITY.....

Penny Wells

Planning board Secretary