

Town of Marcellus
PLANNING BOARD
22 East Main Street
Marcellus, New York 13108

Date: **March 3, 2025**

Present: Chairperson Jerry Wickett, Chris Christensen, Ron Schneider, Scott Stearns, Mark Taylor, Holly Tufenkjian

Absent: Kathy Carroll

Town Counsel: James Gascon of Costello, Cooney, and Fearon

Town Engineer: TDK Engineering (Absent)

Codes Officer: John Houser

The Planning Board of the Town of Marcellus met in regular session March 3, 2025 at 6:30pm in the Marcellus Town Hall located at 22 East Main St., Marcellus, New York.

SITE PLAN – MODIFICATION

Sunset Ridge Golf Club

2814 W. Seneca Tpk.

Driving range barrier

Refer to the ZBA 03/03/25 notes for discussion.

Chairman Wickett made a motion to modify the site plan based on the discussion under the ZBA meeting and Scott Stearns seconded. The motion carried with the following vote:

J. Wickett, C. Christensen, R. Schneider, S. Stearns, M. Taylor, H. Tufenkjian – AYE

K. Carroll – Absent

WHEREAS, an application has been duly filed requesting MODIFICATION OF SITE PLAN REVIEW AND APPROVAL for Sunset Ridge Golf Club, on premises located at 2814 West Seneca Turnpike, Marcellus, New York in an R-1 district; and

WHEREAS, all Planning Board members had due notice of said meeting, and that pursuant to Section 94 of the Public Officers Law, said meeting was open to the general public and due and proper notice of the time and place thereof was duly given as required by law; and

WHEREAS, the Planning Board, is required to issue an advisory recommendation to the ZBA pursuant to Section 235-28 of the Marcellus Zoning Ordinance; and

NOW, THEREFORE BE IT RESOLVED that the Planning Board of the Town of Marcellus hereby makes the following findings and recommendations to the Zoning Board of Appeals:

1. The barrier will consist of three (3) poles 30-40 feet in height, approximately 75 yards long, and mesh netting strung with cable along the top between the poles.
2. The driving range will not be open until the barrier is installed.
3. The barrier will be part of the Site Plan.

MINUTES

Chairman Wickett made a motion to waive the reading of the February minutes and accept as distributed and corrected, Scott Stearns seconded. The motion carried with the following vote:

J. Wickett, C. Christensen, R. Schneider, S. Stearns, M. Taylor, H. Tufenkjian – AYE

K. Carroll – Absent

Chairman Wickett made a motion to adjourn the meeting and Scott Stearns seconded. The motion carried with the following vote:

J. Wickett, C. Christensen, R. Schneider, S. Stearns, M. Taylor, H. Tufenkjian – AYE

K. Carroll – Absent

The meeting adjourned at 6:50 PM.

Respectfully submitted,

Joanna Clarke

Secretary