

TOWN OF CONCORD PLANNING BOARD  
Town Hall

May 2, 2023  
7:00 p.m.

**ITEM # 1:**

The meeting was called to order by Planning Board Chairman Karl R. Lux, at 7:00 p.m.

**ITEM #2: Roll Call**

**Present:**

Karl R. Lux, Chairman  
James Jozwiak  
Julie Zybert  
Ray Hilliker  
Michael Cochran

**Also Present:**

Darlene Schweikert  
Clyde M. Drake, Council Liaison

**Not Present:**

Bruce Luno  
Joseph Edbauer

**ITEM #3: Citizen Participation**

There was no one for Citizen Participation.

**ITEM #4: Approval of Minutes**

a) April 4, 2023 – J. Jozwiak made the motion, seconded by M. Cochran, to approve the Minutes as presented. All in favor. Carried.

**ITEM #5: Comments from Council Liaison Drake**

Council Member Drake and Supervisor Drozd attended a meeting on April 5<sup>th</sup> with a EDF Renewables representatives on a windmill project; this was just an initial starting meeting; they are not looking for permitting until Year 2027. The project will be in Eden, North Collins and a small part on Route 39 in Concord at the North Collins' boundary. When this was mentioned last month, it was believed that the project was going to be on Genesee Road.

Chairman Lux asked Council Member Drake the outcome of all the matters the Planning Board referred to the Town Board from last month's meeting. The Town Board approved all the items: Kuhn Special Use Permit, Filighera set back and subdividing of the Sullivan property.

**ITEM #6: Bacon – CR Zoning Clarification**

Scott and Stephanie Bacon asked that this matter be tabled until the June 6<sup>th</sup> meeting. The members will review the CR Zoning section of the Code with regard to

permitted uses and lot size for next month's meeting. The members questioned if this parcel has public or private well and sewer. The parcel has public water and sewer.

**ITEM #7: Code Update**

Secretary Schweikert noted that there has been no further input from General Code. General Code should be getting the Town their Editorial and Legal Analysis. Our General Code Editor is Dena. J. Edbauer noted that once we get everything from her, then the Board should start from the beginning and compare her notes and our notes.

**ITEM #8: Business from the Members**

1. Chairman Lux discussed:

(a) Southern Tier West Training is Thursday, June 8<sup>th</sup>. If anyone is interested in attending, let Secretary Schweikert know by Monday, May 8<sup>th</sup> so registration can be approved by the Town Board at their next meeting. Secretary Schweikert will email the training log to the members so they know how many hours they each need for Year 2023.

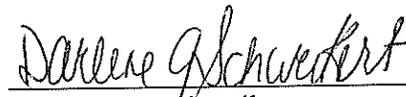
(b) The June 6<sup>th</sup> meeting will be held in the Conference Room on the second floor. This is Grievance Day and the Assessor's will be using the Court Room.

(c) The July meeting falls on the 4<sup>th</sup> of July. The members agreed to cancel the July meeting.

2. Chairman Lux, J. Jozwiak and R. Hilliker attended the last Southtowns Planning & Development meeting in East Aurora; they shared highlights of the meeting with the members. The topic of the meeting was about electrifying New York State. The next Southtowns Planning & Development meeting will be held Monday, July 24<sup>th</sup>.

**ITEM #9: Motion to Adjourn**

J. Jozwiak made the motion, seconded by J. Zybert, to adjourn the meeting at approximately 7:30 p.m. All in favor. Carried. The next meeting will be Tuesday, June 6, 2023.



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Darlene G. Schweikert  
Planning Board Secretary