

**TOWN OF DARIEN  
GENESEE COUNTY, NEW YORK 14040  
Planning Board  
Meeting Minutes  
September 20, 2021**

MEMBERS PRESENT: Larry Stabell, Jay Blatchley, Brandon Calmes, Shawn Shanahan, Donald Koepf, Greg Podsiadlo  
MEMBERS ABSENT: Tom Dougherty  
OTHERS PRESENT: Jerry Yoder ZEO, Joe Kowalik

The meeting was called to order at 7:30 p.m. Everyone in attendance recited the pledge to the flag. Jay Blatchley made a motion to approve the August 16, 2021 meeting minutes; Shawn Shanahan second; all ayes, the meeting minutes were approved.

Tim Stengel: Tim Stengel submitted an application for a land separation at 279 Sumner Road, Tax Map # 5.-1-3. He wants to split out a compliant parcel containing the house. The remaining land of Tax Map # 5.-1-3 will be merged to the adjoining lot at 259 Sumner Road, Tax Map # 5.-1-41.1. Donald Koepf made a motion to approve the application with the contingency that the rear 4.5 acres is merged with 259 Sumner Road, Tax Map # 5.-1-41.1; Jay Blatchley second; all ayes, the application was approved.

Jacob Dollard: Jacob Dollard submitted an application for a compliant land separation on Alleghany Road, Tax Map # 6.-1-10.1. He plans on selling 250 feet of road frontage along with 37 acres. He wants to keep the remaining two lots in the front. Shawn Shanahan made a motion to approve the application; Greg Podsiadlo second; all ayes, the application was approved.

Kurt Werner: Kurt Werner submitted an application at 2407 Broadway, Tax Map # 12.-1-30.21 and 12.-1-30.1 for a special use permit for a Bed and Breakfast/Tourist Home. The public hearing opened at 7:35 p.m. There were no comments from the public. The SEQR was read. Jay Blatchley made a motion to approve the negative SEQR; Brandon Calmes second; all ayes, the negative SEQR was approved. Jay Blatchley made a motion to close the public hearing; Shawn Shanahan second; all ayes, the public hearing closed at 7:45 p.m. Jay Blatchley made a motion to approve the application; Donald Koepf second; all ayes, the application was approved.

Harold Trapper: Harold Trapper submitted an application at 11095 Warner Road, Tax Map # 14.-1-40.2 for a special use permit for a Bed and Breakfast/Tourist Home. The public hearing opened at 7:45 p.m. There were no comments from the public. The SEQR was read. Jay Blatchley made a motion to approve the negative SEQR; Brandon Calmes second; all ayes, the negative SEQR was approved. Jay Blatchley made a motion to close the public hearing; Donald Koepf second; all ayes, the public hearing closed at 7:55 p.m. Shawn Shanahan made a motion to approve the application; Jay Blatchley second; all ayes, the application was approved.

Roberta (Robin) Butler: Robin Butler submitted an application at 938 Sumner Road, Tax Map # 6.-1-36 for a special use permit for a Bed and Breakfast/Tourist Home. The public hearing opened at 7:55 p.m. There were no comments from the public. The SEQR was read. Donald Koepf made a motion to approve the negative SEQR; Shawn Shanahan second; all ayes, the negative SEQR was approved. Jay Blatchley made a motion to close the public hearing; Shawn Shanahan second; all ayes,

the public hearing closed at 8:05 p.m. Shawn Shanahan made a motion to approve the application; Jay Blatchley second; all ayes, the application was approved.

Jay Blatchley made a motion to adjourn the meeting; Brandon Calmes second; all ayes, the meeting adjourned at 8:07 p.m.

Respectfully submitted,  
Gwen Yoder, PB/ZBA Clerk