

TOWN OF DAY-PLANNING BOARD

DRAFT MINUTES

DECEMBER 1, 2025

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Members present:

Chairman Ted Mirczak
Board Member Ellen Taylor
Board Member Rick Wahrlich

Members absent:

Board Member Maryann Johnson
Attorney Jeffrey Meyer

Motion made by Chairman Ted Mirczak to correct minutes from October 6, 2025 regarding Attorney Jeffrey Meyer not saying road frontage being determined by emergency vehicles able to access road.

With this correction Chairman Ted Mirczak states the October 6, 2025 would be approved and all Board Members were in favor.

Ayes:

Chairman Ted Mirczak
Board Member Ellen Taylor
Board Member Rick Wahrlich

Carried: 3-0

At 7:00 pm – Chairman Ted Mirczak states this meeting will be considered an “Informal Meeting/Pre-liminary Meeting”.

Chairman Ted Mirczak states no new information such as a detailed drawing and/or survey has been submitted to the Planning Board for review.

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Mrs. Eileen Brennan states this 10-acre lot and structure located on it was originally her mother's, Geraldine Golden. No zoning laws at that time. Building permits were approved for the structure now standing even though the Golden's house was built prior.

Chairman Ted Mirczak states as of now two dwellings are not allowed on the same parcel – 8.5 acres is minimum allowed for subdividing and the RLD Zone this is located in requires 300' frontage.

A survey would confirm if allowable.

Mrs. Brennan states the structure is not a dwelling – no running water or heat – it was built as just a rough cabin for camping purposes.

The Planning Board has determined that the lot is substandard and that Mrs. Brennan must apply to the Zoning Board of appeals for variances to achieve what she is trying to do!

Motion made by Chairman Ted Mirczak to deny application – applicant must submit application to Zoning Board, seconded by Board Member Ellen Taylor and Board Member Rick Wahrlich.

Ayes:

Chairman Ted Mirczak

Board Member Ellen Taylor

Board Member Rick Wahrlich

Carried: 3-0

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Chairman Ted Mirczak states he will notify the Zoning Board that Mrs. Brennan needs to seek zoning variances.

Motion made by Board Member Ellen Taylor for the Planning Board Chairman to issue a memo to the Zoning Board informing them that Mrs. Brennan will be applying for the variances as stated above, seconded by Board Member Rick Wahrlich.

Ayes:

Chairman Ted Mirczak

Board Member Ellen Taylor

Board Member Rick Wahrlich

Carried: 3-0

Motion made by Board Member Ellen Taylor to adjourn the meeting, seconded by Rick Wahrlich

Ayes:

Chairman Ted Mirczak

Board Member Ellen Taylor

Board Member Rick Wahrlich

Carried: 3-0

Sandra Mahr

PZ Clerk