

Village of Phoenix
Planning Board Meeting

Date: Wednesday, May 21, 2025

Members in Attendance: Chairman Doug Deeb, Ron Johst, Larry Rawson, Janice Manzer
(Absent: Donna Peters)

Public Attendees: Jim Lynch, Brian Borchik (Phoenix Mayor), Tino Amodei, Stephen Dates, Kevin Dates, Jeff Koegel, Jennifer Maxam, Ron Hartner, Brenden Backus

6:03 PM: Meeting was called to order by Chairman Doug Deeb.

Subject: 6 Ashby Drive, Phoenix, NY, Tax Map 303.20-01-24, Applicant: Lock 1 Distilling Company, Property Owner: Stephen Dates

Discussion:

Further discussion was held and questions were addressed with regards to the Planning/Zoning General Application (dated March 27, 2025) and the work completed since Phase 1 was approved 4/8/2025.

(Phase 1 allowed: site work drainage, ground leveling, stone work, erection of open air structure, initial stone flooring; with future plans for concrete flooring) Discussion held regarding completed work beyond Phase 1 approval and the "stop work" order put in place as a result. Explanations provided and request made to remove the "stop work" order. Request was also made for the board to allow placement of a "temporary" shipping container on the back side of structure for storage and concession purposes.

Applicant provided information regarding their future plans for the property and what the completed project would look like.

Parties were advised that no further construction beyond Phase 1 was allowed to proceed without further approval from the Planning Board.

***Motion to approve placement of a temporary shipping container** was made by Larry Rawson, Motion Seconded by Ron Johst. All in favor, temporary shipping container was approved.

***Motion to remove "Stop Work" order** was made by Doug Deeb, seconded by Ron Johst. All in favor, "stop work" order to be removed; allowing for removal of soil, dig up parking area and laying stone. 90 day temporary occupancy certificate can become permanent.

Ron Johst made a **motion to close this meeting**, seconded by Doug Deeb, all in favor. Meeting closed at 6:45

Respectfully submitted,

Janice Manzer, Planning Board Member