

**PLANNING COMMISSION MEETING
VILLAGE OF NORTH SYRACUSE**

JULY 17, 2025

The Planning Commission of the Village of North Syracuse held a **Planning Commission Meeting** on **Thursday, July 17th, 2025** at **5:30 p.m.** in the Village of North Syracuse Community Center at 700 South Bay Road, North Syracuse, New York 13212.

Planning Board Members: Jeff Bachstein, Acting Chairman, Lisa Lioto, Member, Connie Irick, Member, Michael Beckett, Member, and Sam Mondello, Alternate.

Personnel Present: Fred Wilmer (Liaison), Larry Nestell, Codes Enforcement Officer, Brian Bouchard, Engineering, and Neil Germain, Atty., and Pearl Fuller (Secretary).

Personnel Absent: Greg Lancette, Chair (Excused), Vera Desimone, Member, (Excused), and Darlene Piper, Alternate (Excused).

Agenda:

- Approval: 05/15/2025 Planning Commission Meeting's Minutes (**Approved**)
- Site Plan Review & Approval: 201 N. Main St., Seneca Savings (Joseph Vitale) (**Approved**)
- Site Plan Review with Special Permit & Approval: 5624 Bear Rd., Emerald Management, Bear Rd., (Tim Mahoney-Store America) (**Approved**)

MEETING STARTS

Acting Chairperson Bachstein called meeting to order at 5:30 PM. He took roll call and noted members that were present.

BOARD CHANGES

Acting Chairperson Bachstein shared, we have a new member, Michael Beckett; who is taking over for Paul Kolodzie's term. He continued Fred Wilmer has been appointed as Liaison and will replace Chris Strong's Liaison position.

MINUTE APPROVAL

Acting Chairperson Bachstein next we have the approval of minutes for 05/15/25 for Akina Sushi Syracuse Inc. (Hong Zheng) for 709 N. Main St, St. #9. **Ms. Lioto made a motion** to approve the minutes of 05/15/25. **The motion was seconded** by Mr. Mondello. All in favor. 0 Opposed.

LEGALS

Acting Chairperson Bachstein stated next, we have some housekeeping to address for our applicant, Joseph Vitale, for Seneca Savings. He continued we need to verify legals are in order, did the agenda get sent to the paper. Mrs. Fuller stated yes. Acting Chairperson Bachstein added were the surrounding neighbors and towns notified. Mrs. Fuller continued yes. Acting Chairperson Bachstein asked if the referral was sent to OCPB. Mrs. Fuller added yes. Acting Chairperson Bachstein explained all legals appear to be in order.

SENECA SAVINGS (JOSEPH VITALE), 201 NORTH MAIN STREET-SITE PLAN MODIFICATION

Applicant: Seneca Savings (Joseph Vitale)

Applicant Representative: Jesse Plumley, Plumley Engineering, P.C.

PROJECT INTRODUCTION

Acting Chairperson Bachstein stated we are here tonight to consider a request from Joseph Vitale, Officer for Seneca Savings located at 201 N. Main St., in a C-3 (Village Center) with Tax ID. No. 002.-07-20.1. He continued Jesse Plumley from Plumley Engineer, P.C., is here to represent Mr. Vitale and Seneca Savings. He added they are here to discuss the site plan modification proposed: To widen the existing entrance/exit driveway that comes out on to the Chestnut Street side from 19' to 27'.

PUBLIC HEARING

Acting Chairperson Bachstein stated this was not advertised as a Public Hearing.

APPLICANT ADDRESSES BOARD

Jesse Plumley introduced himself and stated he represented Joseph Vitale and Seneca Savings Bank. He shared we are proposing to widen the driveway on to Chestnut St. for the Seneca Savings located at 201 N. Main St. He continued the current width of the driveway is 19' and has caused some issues with circulation on the site.

PROPOSED CHANGE/TRAFFIC/PARKING SPACES

Mr. Plumley added we are proposing to widen it to 27'. He explained the Village engineer has reviewed the plan and we have incorporated the comments in to the plan before you tonight. He shared the driveway work will not alter general flow of traffic on the site or the number of parking spaces. He stated the width of the driveway will match the distance between the parking spaces now at 27'. Acting Chairperson Bachstein stated so the curb cut is not going to interfere with the parking spots, because it seems really tight to me with the parking spots. He added when he parked his vehicle in there, it looks like his vehicle is sticking out into the driveway. Mr. Plumley stated they measure 27' and the curb cut will measure 27' to match that, it was very specifically chosen for that reason.

STORMWATER/ CATCH BASINS/LANDSCAPING

Mr. Plumley continued Stormwater will be directed to the existing catch basin in the parking lot and on Chestnut St. He added we have incorporated both inlet protection to both catch basins and the existing tree on site. He explained the existing pavers along Chestnut St. will be reused for the detail provided by the Village engineer, and any pavers that need replacing will be replaced in kind. He stated any pavers not used will be returned to Village, as pointed out by the Village engineer. He continued a detectable warning

field will be incorporated right into the sidewalk where it meets the driveway. Acting Chairperson Bachstein asked if they were going to have to prune that tree back a little. Mr. Plumley continued, if need be, yes; they may have to, because it is at the corner there. He added we have chosen go more to the east rather than to the west to avoid having to up root the tree and keep it there. Acting Chairperson Bachstein asked if there were any other questions or comments.

LETTERS FROM SURROUNDING NEIGHBORS

Acting Chairperson Bachstein asked if there were any letters from the neighbors. Mrs. Fuller stated no.

DPW/POLICE/FIRE

DPW: Does not impact their operations, no concerns.

POLICE DEPT: No substantive concerns, public safety is addressed in C201 sheet.

FIRE: Has no issues or concerns with this project.

SEQR MOTION

Acting Chairperson Bachstein asked for a motion to approve the SEQR determination of Unlisted Action with Negative Declaration. **Ms. Lioto made a motion** to adopt the Village's standard SEQR motion and approve the SEQR determination of Unlisted Action with Negative Declaration. **The motion was seconded** by Mrs. Irick. All in favor.

SUNSET CLAUSE

Acting Chairperson Bachstein asked about time of construction. Mr. Plumley stated about 6 mos. Codes Enf. Officer Nestell stated the permit is good for a yr. Acting Chairperson Bachstein asked for a motion for the Sunset Clause to expire on 01/17/26. **Ms. Irick moved for the adoption** of a resolution granting the Sunset Clause in the matter of Seneca Savings (Joseph Vitale) 201 N. Main St. to expired on 1/17/2026. **The motion was seconded** by Ms. Lioto. All in Favor.

Acting Chairperson Bachstein explained to the applicant representative, that if they are not able to complete the project by the time the Sunset Clause is to expire, they will have to reach out to the Codes Enforcement Officer prior to that date; to request to reappear before the Planning Commission again for an extension.

Motion

Seneca Savings
201 N. Main Street
Site Plan Modification Approval

Mr. Mondello made a motion to move for the adoption of a resolution recommending the Site Plan Modification Approval for Seneca Savings, 201 N. Main Street, in a C-3 zone, be granted to widen the entrance/exit on Chestnut Street side from 19' to 27' wide as per Site Plan Sheet C201 dated June 2025 Prepared by Plumley Engineering, P.C. This recommendation is made with the following comments:

1) Sunset Clause to expire 1/17/26

The motion was seconded by Mrs. Irick. Beckett-Yes, Irick-Yes, Lioto-Yes, Mondello-Yes, Bachstein-Yes. All in Favor. 0 Opposed.

**EMERALD MANAGEMENT, BEAR ROAD (TIM MAHONEY), STORE AMERICA
5624 BEAR RD.- SITE PLAN WITH SPECIAL PERMIT**

Applicant: Emerald Management, Bear Road (Tim Mahoney)-Store America

Applicant Representative: William C. Nichols, PE, LEED-AP, Delta Engineers, Architects, & Surveyors

LEGALS

Acting Chairperson Bachstein stated we have to address some housekeeping for our applicant, Tim Mahoney of Emerald Management, Bear Road for 5624 Bear Rd. He asked if the agenda was sent to the paper. Mrs. Fuller stated yes. Acting Chairperson Bachstein continued was the legal notice put in the paper. Mrs. Fuller continued yes. Acting Chairperson Bachstein added were the surrounding neighbors and towns notified. Mrs. Fuller added yes. Acting Chairperson Bachstein clarified was the referral sent to OCPB. Mrs. Fuller stated yes. Acting Chairperson Bachstein stated all legals appear to be in order.

PROJECT INTRODUCTION

Acting Chairperson Bachstein stated the applicant before us tonight, Emerald Management, Bear Road; Tim Mahoney owner, located at 5624 Bear Road currently known as Store America. This property is zoned C-2A which per §240-12.1 A. (1) requires special permit for Storage Unit. He appeared before the Board on 6/18/15, with approval to do storage units in two phases: Phase I was completed with 3 buildings, Phase II., was not completed, as he decided to propose a revised plan. Mr. Mahoney is requesting site plan approval with special permit to add 4 add'l, 1-story storage bldgs., totaling 35,700 sq. ft. to the south rear of the property using pervious pavement, disturbing approximately 1.68 acres through construction to be bldg. #4, #5, #6, and #7. For clarification purposes, proposed bldg. #8 has been removed from the plan. Two of the buildings will be climate controlled and have fire sprinkler systems. SWPPP (Stormwater Pollution Prevention Plan) has been submitted to CHA. There is an existing Outside User Agreement-Allen Road Sewer Hook-up signed with the Village of North Syracuse and the Town of Clay approved by resolution on 03/07/16 which will still be in effect.

PUBLIC HEARING

Acting Chairperson Bachstein stated this was advertised as a public hearing. He asked if anybody wanted to speak, with no response, he closed the public hearing.

APPLICANT ADDRESSES BOARD

Acting Chairperson Bachstein asked Mr. Mahoney to come up and give us an overview. Mr. Mahoney thanked the Village of North Syracuse, and stated he appreciated being here and thought since he built things back in 2015, that they have provided a nice service for the community. He continued the facility has been doing well and would like to expand by building 4 add'l bldgs., to the rear of the property. He added 2 bldgs. will be climate controlled and 2 bldgs. will not, totaling an add'l 35,000+ sq ft. He explained the white area of the driveways around the buildings, that is the pervious asphalt area, which means that the water will drain through the asphalt into the underground drainage. He stated the areas at the beginning and ends of the buildings is traditional asphalt. He continued once the bldgs. are built, and the asphalt is completed the drainage system will be tied into the existing drainage system which is a complete underground drainage system.

LETTERS FROM SURROUNDING NEIGHBORS

Acting Chairperson Bachstein stated we did not receive any letters from the surrounding neighbors.

DPW/ POLICE/FIRE

Acting Chairperson Bachstein stated we did receive the following from DPW, Police and Fire:

DPW: Email rec'd 6/17/25: DPW has no problems with this location.

Police: Emailed rec'd 6/19/25: No substantive concerns relative to this project from the law Enforcement perspective.

Fire: Letter rec'd 5/13/25: Fire Chief Brennan explains he understands: Bldg. 8 has been removed, Fire apparatus access road is a minimum of 20' wide in all areas of the site, sprinklers are not Req'd in proposed buildings, existing hydrant fire flow will be 1,887 GPM and new hydrant fire Flow will be 888 GPM.

Comments:

1. Maximum hydrant distance:
 - a. New hydrant #3, is to be 166' east of existing hydrant #2 which complies with Fire Code
 - b. 2.5" discharge nozzles shall be equipped with SYRACUSE threads. The 4.5" discharge nozzle shall have NST threads.
2. Fire flow requirement:
 - a. Bldgs. #4 & #5, has been determined to be 1, 250 GPM determined by Mr. Nichols,

- ISO formula method, as determined by Mr. Nichols the on-site distribution system meets the fire flow demand.
- b. Bldgs. #6 & #7 have been determined to be 1,000 GPM, determined by Mr. Nichols, ISO method, as determined by Mr. Nichols the on-site water distribution system does not meet the fire flow demand. It is in his opinion that the difference between the fire flow demand and the predicted fire flow available on site at hydrant #3 (112 GPM) is relatively significant. Fire Chief is authorized to reduce fire flow requirement, where development of full flow is impractical.
 3. Snow storage: Site plan indicates area around hydrant #2 to be used as snow storage and depicts plantings in the area. Our experience is that snow storage in this area is not appropriate. The area around the fire hydrant should be maintained clear of snow and other obstructions at all times.
 4. Private fire service mains and water tanks:
 - a. Owner should be req'd to demonstrate compliance with section Fire Code (FC 507.3), before site plan approval or building permit is issued.
 5. Key Box: May be too small and require add'l SUPRA key box for bldgs. 4-7, if new key box, location shall be approved by Fire Dept. prior to installation.

At this time, the Fire Dept. has no add'l comments related to this project.

SURVEY

Acting Chairperson Bachstein stated Codes Enf. Officer Nestell on 11/5/24, agreed to waive the current survey map requirement, stated they can use the last one produced.

BUILDING DETAILS/AESTHETICS

Mr. Mahoney stated he wants to expand by adding four add'l bldgs. in rear of property, two will be climate controlled; and 2 will not. bldgs. #4-#7 will be built; #8 will not. # Bldg. #4 and #5, the two larger bldgs., will be climate controlled. He continued exterior color will match the existing bldgs., same colors; same style, the physical roof lines, the doors; all of those details are virtually identical. He added there is a slight difference, because we are 10 yrs. later, buildings virtually look the same.

PERVIOUS PAVEMENT/MAINTENANCE SCHEDULE/DRAINAGE/CATCH BASIN

Acting Chairperson Bachstein asked if he could speak on the pervious pavement, maintenance schedule, any drainage concerns and catch basins. Mr. Mahoney stated the white area of the driveways around the buildings, is the pervious asphalt area. Mr. Bouchard stated the SWPPP requires maintenance, basically vacuuming some of the sand and he will know when, because the porous pavement will not suck it anymore and there will be ponding; it will start getting into the units. He continued there is maintenance protocol already in the Stormwater Prevention Pollution Plan and he is obligated to perform. Acting Chairperson Bachstein asked are there any catch basins. Mr. Bouchard stated there is an existing catch basin. Mr.

Mahoney stated we are just using the existing catch basin. Mr. Bouchard continued yes, everything that is new and proposed is infiltration by way of perforated pipes, so it goes through the pervious pavement; collects in the perforated pipes and then series of other pipes and then you get to the first two catch basins that are between bldgs. #1, #2, and #3. He added it just carries out to the existing system. Mr. Mahoney continued the soil conditions on this site, is sand like the beach. He explained honestly you can look at our discharge pipe on Bear Road, even during our biggest storms it is always dry, it never discharges; it is super good drainage soil. Mr. Bouchard spoke of the perk on that was insane. Acting Chairperson Bachstein asked if there were any other add'l drainage concerns. Mr. Bouchard stated no, we had very few comments, and there were a few adjustments that are on the latest plan; that met all of our comments. He continued Delta submitted a comment response letter; those are all documented through this plan.

HYDRANTS/SPRINKLERS/ SUPRA KEY BOXES

He added we are adding 1 add'l private fire hydrant to the rear of the property. He went on to say we currently have an existing private fire hydrant by the end of bldg. #3 which is the bldg. where the main office is. He stated we are adding an add'l hydrant over across the parking lot closer to the shopping center about in the middle of the 4 new bldgs., so that way it will svc. the new bldgs. with fire protection. Acting Chairperson Bachstein asked how many hydrants are on site now. Mr. Mahoney stated there is one currently on site, and we are adding one more. He shared there is also one right at the front of the property which is public not ours. He clarified there is one in front of the property, one we installed in 2015 and with this project we are adding one more. Mr. Bouchard added he does not know if this is a question that the Mr. Mahoney can answer now, but if not, it would be worth putting as a condition of your approval. He stated any back flow prevention, that may be req'd, for the private fire hydrants that may be a code requirement. Mr. Mahoney stated it is existed in. Mr. Bouchard explained there is a difference between public and private fire hydrants, the public fire hydrant is served off the public main. He stated the fire service coming to the existing main on the private, not the municipal fire hydrant, it first has to pass through not metered, but a back flow meter. He continued so if your second hydrant upstream essentially or is on the private side of that back flow... Mr. Mahoney continued the RPC Valve is already existing inside bldg. #1. Mr. Mahoney stated it is actually bldg. #3. Mr. Bouchard added he did not have a chance to talk with Mrs. Franco about that, that was one thing that he noticed and as long as it has been addressed, then there is no need for it and you are all set. Mrs. Fuller verified then no condition. Mr. Bouchard explained no condition. Acting Chairperson Bachstein asked will there be sprinklers installed. Mr. Mahoney stated we are going to look at the bldg. code on that to see if it is actually req'd. Codes Enf. Officer Nestell stated he thought we determined that it was not req'd. Mr. Mahoney stated the buildings will not be sprinklered. Acting Chairperson Bachstein asked an additional Lock box for the keys for the add'l bldgs. Mr. Mahoney continued there is only one key, so no add'l lock boxes will be req'd, the lock box is located on the face of the Main Office.

SCREENING

Acting Chairperson Bachstein asked if there were any questions from the Board. He stated there were some comments from the Fire Dept. Ms. Lioto asked is there fencing all the way around. Mr. Mahoney stated

yes, the entire facility is fenced in. He continued it is Chain link 8' tall which has been there since 2013.

LIGHTING/UTILITIES

Acting Chairperson Bachstein stated would you go over the lighting. Mr. Mahoney stated it is going to be no different than what the existing facility has. He continued so they are going to be wall mounted, they will be approximately 8 ½ ft. off the ground, downward facing light fixtures; and they will be dark sky compliant. Acting Chairperson Bachstein stated a question on Utilities, on Narrative 4/23 item #2 spoke of two large utilities in the southeast corner substantial in size, to relocate transformer and communications hub regarding approval of bldg. #8 which has been eliminated; where will these be located now. Mr. Mahoney stated they are not going to be relocated; we are not building bldg. #8. He continued we have abandoned that building at the moment, if we decide in the future we would come back and talk to you. He added that transformer is located here on the east side of the property, right behind the funeral home. He explained when the survey guys surveyed the property initially, it was completely buried in a clump of trees and they just did not see it. He stated we missed that on the original site plan which is why we had a building proposed there, since then we have eliminated that bldg.

HOURS OF ACCESS

Acting Chairperson Bachstein stated will there be any changes to hours or days of access. Mr. Mahoney stated no, the access hours to the facility are from 6:00 A.M. to 9:00 P.M.

LANDSCAPING/ DUMPSTER(S)/SNOW

Acting Chairperson Bachstein asked if there was any landscaping. Mr. Mahoney stated we do have a landscaping plan, the page is C203. He continued so you will see the areas where the landscaping is called out, it is a mix of: Shrubs, Evergreen trees, Bed edges; all bulb massing to be selected by contractor with prior approval before planting, and Perennials to be field located. Acting Chairperson Bachstein stated are there any changes to the dumpster area or add'l dumpster being added. Mr. Mahoney stated no. Acting Chairperson Bachstein asked if he would speak on the snow storage and removal. Mr. Mahoney stated back on page C201, you will see areas called out specifically for snow storage and they are located in the south corner of the project. He continued then on the northern corner of the project closest to the shopping center, is where we will be pushing, and stacking snow. He added at the end of each line, each bldg. the snow is pushed down here, it will either get pushed to the east or west; and fill in the areas as designated.

OUTDOOR STORAGE

Acting Chairperson Bachstein clarified is there any outdoor storage proposed to be added. Mr. Mahoney stated no.

SIGNAGE

Acting Chairperson Bachstein asked if there would be any add'l signage. Mr. Mahoney stated yes. Acting Chairperson Bachstein stated will there be directional markings. Mr. Mahoney continued yes, there will be some directional signage and signs just to get the traffic to flow properly in and about the facility. He added they will be relatively small in size, and they would be mounted to the buildings mostly. Codes Enfor. Off. Nestell stated the signage would require a permit.

APPROVALS/PERMITS/AUTHORIZATIONS REQUIRED

Acting Chairperson Bachstein asked have all necessary approvals, permits, or authorizations required by any department; agency or bureau of any other governmental agency come in. Mr. Mahoney stated you are the last one, we are just waiting on your approval, all others are done. Acting Chairperson Bachstein asked have you applied for a new SPDES permit? Mr. Nichols stated we need the MS4 signed off. Mrs. Fuller asked who that comes from. Codes Enf. Officer Nestell stated that comes from us. He asked if Mrs. Harris, from CHA provides them anything from the MS4. Mr. Bouchard stated yes, an MS4 Acceptance Form, that is signed on behalf of the Village; then the Mr. Mahoney can use that to apply for their SPDES. Codes Enf. Officer Nestell shared his understanding is it takes a day from when they turn the application in, the SPDES becomes active at that very moment which will be the new permit. Mr. Bouchard explained the Maintenance Agreement from CHA, is part of the site permit; the Vlg. will sign off on it, then they need to submit it as part of their application. He explained the Maintenance Agreement that says that you are the owner and operator of the facility, and that you are obligated to maintain it. He continued it gives the Village the ability to fall back, if you are delinquent in doing it, so that is part of executing it. Mr. Mahoney stated we have already agreed to it; we are just waiting for the form to be filed.

OCPB RECOMMENDATIONS

Acting Chairperson Bachstein stated we will go on to the Onondaga Cty. Planning Board recommendations:
Applicant req'd to review Bear Road access plans with OCDOT and coordinate regarding planned OCDOT work in the right-of-way.

Applicant is required to show how Stormwater will be handled. The applicant must submit a copy of the Stormwater Pollution Prevention Plan (SWPPP) to the OCDOT for review. The municipality must ensure any mitigation as may be determined by the Department is reflected on the project plans prior to, or as a condition of, municipal approval. Mrs. Fuller stated we rec'd a copy of the email from OCDOT acknowledging SWPPP being reviewed. Acting Chairperson Bachstein continued but they are reviewing it. He added the Board offers the following comments:

1. Encouraged applicant to add screening of commercial storage buildings from neighboring uses to the extent practicable
2. The proposed plans given significantly reduce pervious surface, applicant is encouraged to
 - a. Retain as much existing tree cover as possible

- b. Reduce impermeable pavement surfaces
- c. Utilize green infrastructure (e.g., permeable pavement) wherever possible to reduce stormwater and protect stormwater quality.

ENGINEERING COMMENTS

Acting Chairperson Bachstein asked if there were any other engineering comments. Mr. Bouchard stated no. Acting Chairperson Bachstein asked if there were any other questions from the Board.

SEQR MOTION

Acting Chairperson Bachstein stated the Onon. Cty. Planning Board recommendations a determination of Unlisted Action. He continued he will now move for the adoption of the standard motion in connection with a Negative Declaration by the Planning Commission. Acting Chairperson asked for a motion to approve the SEQR determination of Unlisted Action, with no Negative Environmental Impacts. **Mrs. Irick made motion** to move for the adoption of the standard motion in connection with a negative declaration by this Planning Commission. **The motion was seconded** by Mr. Mondello. All in Favor. 0 Opposed.

SUNSET CLAUSE MOTION

Acting Chairperson Bachstein asked Mr. Mahoney if he had a timeline. Mr. Mahoney stated we are starting construction very soon; as early as August 1st. He added the timeline for a project this size, given this time of yr., we are going to run out to get it completed with asphalt, grading and landscaping; he requested a 12 mos. window for a construction period. **Mrs. Irick made a motion** for the Sunset Clause to expire on 7/17/26. **The motion was seconded** by Ms. Lioto. All in favor.

Acting Chairperson Bachstein explained to the applicant that should they not be able to complete the project by the time the Sunset Clause is to expire, they will have to reach out to the Codes Enforcement Officer prior to that date, to request to reappear before the Planning Commission again for an extension.

MOTION

Emerald Management, Bear Road (Tim Mahoney)
5624 Bear Rd.
Site Plan Modification Approval with Special Permit

Mrs. Irick made the following a motion: Move for the adoption of a resolution recommending the Site Plan with Special Permit Approval with Unlisted SEQR and Negative Environmental Impact for Emerald Management, Bear Road (Tim Mahoney), 5624 Bear Road., in C-2A zone, be granted to add 4 additional buildings, #4-#7 in the rear of the property per Sheet C201 Site Layout Plan

prepared by Delta Engineers, Architects, & Surveyors with a revision date of 02/28/25 and final revised date of 5/16/25 with conditions listed below:

-Complies with Sunset Clause which expires 7/17/26

-If ceases use for more than 3 mos., must apply with new Special Permit with Planning Commission, if new use requires Special Permit

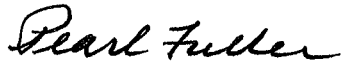
-Must file with the County, Stormwater Control Facility Maintenance Agreement and provide copy to Codes dept., prior to issuing Building Permit

-SPDES Permit must be renewed with DEC, prior to issuing Building Permit

The motion was seconded by Mr. Mondello. All in favor. 0 Opposed.

Acting Chairperson Bachstein asked for a motion to adjourn. Ms. Lioto made a motion to adjourn at 6:10 PM. The motion was seconded by Mrs. Irick. All in favor.

Respectfully submitted,



Pearl Fuller
Secretary