

TOWN OF AFTON PLANNING BOARD

Meeting Minutes

Afton Town Hall - 204 County Road 39, Afton, New York 13730

September 2, 2026 - 7:00 P.M.

Call to Order

Chairperson **Dale Dewey** called the meeting to order at **7:01 p.m.**, followed by the **Pledge of Allegiance**.

Roll Call

Present:

- Dale Dewey, Chairperson
- John McGovern
- Nicki Andrews, Alternate
- Jason Wicks, Secretary / Alternate

Guests:

- John Lawrence, Town of Afton Supervisor
- Laurie Flash
- Angelina Echevarria

Appointment of Alternate for Quorum

Chairperson Dale Dewey appointed **Nicki Andrews**, an alternate member, to serve for purposes of establishing a quorum.

Approval of Previous Meeting Minutes

John McGovern made a motion to approve the minutes of the previous meeting. **Nicki Andrews** seconded the motion.

Vote: All in favor.

Motion carried unanimously.

Unsafe Building Law

Chairperson Dewey reported that, with permission of the Town Supervisor, he obtained a copy of the **Town of Bainbridge unsafe building law**. The Board reviewed the law **line by line** and discussed proposed amendments.

The Planning Board members agreed on proposed changes and will revisit the amended law at the next meeting for possible approval and referral to the Town Board.

Constitution Pipeline Project

The Board discussed a notice received regarding the **Constitution Pipeline project**.

- **John Lawrence** raised the question of whether the project would pay property taxes or operate under a PILOT (Payment in Lieu of Taxes) agreement.
- **Nicki Andrews** noted that comments must be submitted to the State by **September 21, 2026**.
- **Angelina Echevarria** stated that above-ground facilities would be subject to school taxes. It was not known whether this would apply to any facilities located within the Town of Afton.

Comprehensive Plan for Afton

The Board discussed the possibility of developing and adopting a **comprehensive plan** for Afton. Chairperson Dewey asked the Board for its views on pursuing a plan.

- **Jason Wicks** stated that a comprehensive plan would be beneficial to the future of Afton by helping guide where the community is going and how it evolves.
- **John Lawrence** raised the question of how mailing and related costs would be paid.
- **Dale Dewey** stated that he had identified multiple potential grants through the **New York State Department of State** and **Commerce Chenango** and would obtain additional information.
- **Angelina Echevarria** suggested establishing a committee to develop the questionnaire and coordinating the effort between the Town and Village of Afton.
- **Nicki Andrews** asked whether the survey could also be completed online.

The Board agreed to gather additional information and research available grants. Dale Dewey will follow up on potential funding opportunities.

Open Discussion - Future of Afton

The Board held an open discussion regarding the future of Afton in connection with the comprehensive planning discussion. **Nicki Andrews** stated that a survey would help provide a general consensus of what the population feels about the future of the community.

Wagner Property

Chairperson Dewey asked **John Lawrence** for an update regarding the Wagner property. Supervisor Lawrence stated that the matter is currently **on hold**, that Colesville has completed its paperwork, and that Wagner's attorney is presently sitting on the matter.

Laurie Flash asked whether one of the properties surrounding the site also belongs to Wagner.

Recognition of Visitors

Angelina Echevarria reiterated that the Town and Village of Afton should work together and investigate grant opportunities to develop **one coordinated comprehensive plan** for both the Town and Village.

Adjournment

Nicki Andrews made a motion to adjourn. **John McGovern** seconded the motion. The motion carried, and the meeting was adjourned.