

**TOWN OF VERONA  
PLANNING BOARD  
6600 GERMANY ROAD  
DURHAMVILLE, NY 13054  
MINUTES**

Chairman Pete Kaido, called the, March 9<sup>th</sup>, 2026, meeting, of the Town of Verona Planning Board to order at 7:00 PM.

All members present: Chairman Pete Kaido, Jim Clute, Jon Hluska, Neil Collins, Zach Kotwica, Brian Fort and Tim Dodge.

A motion was made to approve the Feb. 9<sup>th</sup>, 2026 minutes by Zach Kotwica and seconded by Jim Clute with the conditions of (step in) and (address) is corrected to (step-in) and (addressed). All voted. All agreed. Motion passed with corrections.

**New Business:**

**Mr. Fred Scherz**, Came in front of the Planning Board looking for information regarding splitting off 2 acres from his 72 acre property to give to his daughter for her to build a house. The Planning Board informed Mr. Scherz that he will need to do a subdivision and have the property surveyed. An application will need to be filled, fees paid to the town clerk and return to the Planning Board with survey maps and all necessary paperwork for the board to review.

**Concern residents:**

**Mr. and Mrs. Dave Brzuskiwicz**, 5742 Tilden Hill Rd. Verona. They had questions about the Maple Syrup pole barn that is next door to their home. Their complains are about the height, size and lights about the pole barn.

**Old Business:**

**Mr. Michael Mantell**, representative from the Flatstone Solar Farms, was asking if they could get another extension for the solar project on the Rt. 31, Breckenridge Farm. Last year was their final extension. The Planning Board will need more details on why this process has taken so long for any results.

**Public Hearing:**

**Mr. Neil Collins**, Farm Stand located at 5756 Tilden Hill Rd. Sugarhouse. Tax ID# 286.000-2-60.15.

Mr. Neil Collins (board member) has been recused from the vote on this Public Hearing. A motion was made to open the Public Hearing at 7:30PM by Zach Kotwica and seconded by Jim Clute.

Chairman Pete Kaido, asked if anyone was here to speak for or against the 10X12 Farm Stand for the Verona Maple Farm, located at 5756 Tilden Hill Rd., Verona.

**Chairman Pete Kadio** reminded the residents' concerns to be related to the farm stand not to subjects that don't pertain to the farm stand.

**Mr. Ryan Simons**, of 6507 Rock Rd., Verona, spoke on behalf of Mr. Neil Collins stating that Mr. Neil Collins has done a great job with the sugarhouse building and farm stand. Mr. Simons is in total agreement with the project and feels it will be an added plus to the community and bring some revenue to the town.

**Mr. Matthew Fiddler**, of 5737 Tilden Hill Rd., Verona, he is located across the street from the sugarhouse. Mr. Fiddler took a walk around that property, he is concerned about the amount of space behind the building why it wasn't built back further on the property. He also wonders if the portable restrooms couldn't be moved behind the sugarhouse and out of view of the neighbors.

**Mr. Philip Abiuisi**, of 5732 Tilden Hill Rd., Verona, how much traffic will the opening day cause for the neighbors? What driveway will the customers be using? Has a traffic study been done ahead of time? Why do the lights need to be on all night long? What happens if Mr. Neil Collins plans to have other events take place?

\*The answers to those questions are: The customers will use the left side of driveway. The farm stand will be opened 4 days out of the year the last two weekends in March for Maple Syrup weekend. If Mr. Neil Collins decides to have other events he'll need to go to the zoning board for a special use permit.

Mr. Neil Collins is going to look into some kind of motion lights for the barn.

**Mr. Jared Fink**, of 6664 Greenway- New London Rd., Verona, he has a business of his own and a successful one. He feels that any small business coming into Verona is a plus for the community. His traffic does pick up during the summer season when it comes time for berry picking and the fall season for tomatoes, pumpkins and other vegetables. He hasn't had an issue with his neighbors. They look forward to the home grown goods.

**Mr. David Brzuszkiewicz**, of 5742 Tilden Hill Rd., Verona, has concerns about several issues, such as, the solar panels, the size of the barn, the lights on the barn, the portable restrooms, and the traffic that will occur during the Maple Syrup weekends. Most of those have nothing to do with the farm stand, which is what the public hearing is about.

**Chairman Pete Kadio** again, reminded the concerns to be related to the farm stand not to subjects that don't pertain to the farm stand.

**Ms. Ashley Brzuszkiewicz**, of 5742 Tilden Hill Rd., Verona, is wondering where the farm stand is going to be located on the property. Her other concern is about the bright lights that are on the building and why they need to be on all day and night. She was asking why

Dan Maciag, our codes officer, wasn't present to the meeting. She claimed that he was going to be at this meeting.

Mr. John Lane, of 5041 Spring Rd., Verona, his concerns is about when the solar panels were built on the same property why both the solar panels and the pole barn couldn't have been built further back on the property.

Chairman Pete Kaido, responded with "neither of those topics have anything to do with the Farm Stand".

A motion was made to close the public hearing at 8:22 pm by Brian Fort and seconded by Jim Clute. All voted. All agreed. Motion passed.

Chairman Pete Kaido wants to ask to have Mr. Neil Collins move the portable restrooms behind the sugarhouse, out of the neighbors view. Mr. Neil Collins has agreed to do so. Chairman Pete Kaido had a phone conversation with Dan Maciag, our codes officer, before our meeting took place regarding the issue on the lighting. Dan Maciag stated that the lighting is within the codes rules. Mr. Neil Collins will look into a motion lighting to see if that will help with the neighbors' concerns.

Chairman Pete Kaido read the letter that came from the Verona Fire Department, they have an issue with the gate being closed in case there should be an emergency response needed.

The board has received the letter from Oneida County Planning Department with "No Recommendation" with the farm stand.

A motion was made to approve the farm stand by Brian Fort and seconded by Jim Clute. All voted. All agreed. Motion to approve the farm stand has been granted.

\*Please note, that board member Neil Collins has been recused from any voting in regards to this public hearing.

**Adjournment:**

Motion to adjourn the meeting was made by Zach Kotwica and seconded by Brian Fort.

All voted aye. All agreed. Motion passed. Meeting adjourned at 8:22 PM.

Next monthly meeting will be April 13<sup>th</sup>, 2026.

Jim Clute \_\_\_\_\_  
Neil Collins \_\_\_\_\_  
Tim Dodge \_\_\_\_\_  
Brian Fort \_\_\_\_\_  
Jon Hluska \_\_\_\_\_  
Zach Kotwica \_\_\_\_\_  
Pete Kaido, Chairman \_\_\_\_\_