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## A letter from Ralph Bentley:

*2008 is upon us. The lighting project for the Mill Pond is completed. Thanks to the Brant Lake Foundation for their generous donations to purchase the lights. Bed Tax money was used (which is the portion of the Warren County Tax on Hotels, etc. that is returned to the local towns) for the wiring and accessories. I would also like to thank Chuck Hilton for his countless hours volunteering his services to wire the lights.*

*Our new highway garage should be in use by the time you read this. It's going to be a nice working environment for our highway department personnel.*

*Another tax season is upon us. Our town tax did not go up at all due to good planning with all that is going on in town. County taxes unfortunately went up .367 cents per thousand, or by 7.7%. With the state passing down all their unfunded mandates, this keeps happening.*

*We are in the process of a re-evaluation of all town properties. This is to insure that everyone is paying their fair share, not too much and not too little. An informational meeting will be held on Thursday, February 21, 2008 7:00 PM at the Community Center 6604 State Rte 8 Brant Lake.*

*Wishing everyone a Happy & Healthy New Year!!*

*Ralph Bentley, Supervisor*

Copies of the newsletter are available at Town Hall, in the public libraries of Brant Lake, Adirondack hamlets, and on line at our web site: [www.horiconny.gov](http://www.horiconny.gov).



**Ralph Bentley Reviewing Wing Wall Restoration**

## From the Desk of the Zoning Administrator:

The Planning and Zoning Office report another very active year in 2007.

A total of 193 permits were issued through the Zoning Office, consisting of 153 Zoning Compliances and 40 sewage disposal permits.

Of the 153 Zoning Compliances, 26 were for new homes. The total number of permits is approximately 16% fewer than 2006.

The Planning Board is in the final review stage of the 16-lot sub division known as Brant Lake Creek, located in Brant Lake on State Hwy Rte #8. The second major sub division, which consists of 2 Phases, known as Jabe Pond Partners and is located on Jim Younes Road, is in the preliminary stage. The sponsors of the project are waiting final approval from N.Y.S. of their 2006 storm water runoff permit application. The first phase of the sub division consists of a proposed 19 lots. After their N.Y.S. runoff permit is obtained, this project will again be before the Planning Board.

- **Town of Horicon Community Development Strategic Plan**

*Contributing article by Stephanie L. Siciliano, AICP, Senior Planner, Laberge Group, Albany, NY*

The Town of Horicon will kick off the Community Development Strategic Plan initiative in January, 2008. The town was awarded a Small Cities Technical Assistance Grant to fund this planning process, and has subsequently hired the Laberge Group in partnership with Synthesis, a professional team of Planner and Landscape Architects, to work with a small Advisory Committee to complete the planning process by May of this year. The consultant team will also work closely with the town's comprehensive planning consultant, Dr. Richard F. Lamb, Professor of Environmental Planning at the Center for Earth and Environmental Science, State University of Plattsburg, and the Comprehensive Plan Steering Committee.

A project timetable has been prepared which includes a public design workshop, "Vision of the Hamlets" walk-through with the Laberge Group on April 10<sup>th</sup>, 2008, for the Adirondack and Brant Lake hamlets at 3:30PM and 5:30PM, respectively, followed by a public meeting at the town community center starting at 6:30PM. June 19, at 7:00PM a public hearing will take place on the Final Draft of the Comprehensive Master Plan.

The Strategic Plan includes the following tasks: (a) housing conditions analysis for Brant Lake and Adirondack hamlets; (b) development of housing goals and recommendations; (c) economic development trends analysis; (d) economic development goals and recommendations; (e) hamlet design assessment; (f) public workshops on hamlet design ideas, design standards showing renderings for aesthetic enhancements to promote a more inviting look and feel to the hamlets.

Developing a Strategic Plan will enable the town to: (a) access future grant opportunities for housing rehabilitation and Main Street revitalization; (b) capitalize on the existing infrastructure and identify areas where infrastructure should be expanded; (c) encourage local and sustainable employment opportunities; (d) encourage affordable housing; (e) enhance the community's historic sense of place and quality of life; (f) identify types of business that have a high probability of succeeding while maintaining the essential residential and rural character of the town.

- **Adirondack General Store**

*By Jay and Debbie Close*

**Editor's Note:** *this is the second of a series of articles written by citizens of the Town of Horicon, including in this issue Adirondack residents: Jay and Debbie Close, Bill McGhie and Vince Blando, who have made a contribution to foster town spirit that brings our hamlets together.*

Debbie and I were born and raised in the small town of Rhinebeck, NY located in the mid-Hudson Valley 140 miles south of Adirondack, and have lived there for almost 24 years. In 1995, we purchased our own business in the village of Rhinebeck, and worked the business together until we sold it 19 years later. Since we had been visiting the Adirondack-Schroon Lake area since 1974, and liked the area very much, we decided to own and operate a business here as well. We bought a summer cottage on Schroon Lake in 1988; and in April, 2002, we purchased the Adirondack General Store. From what we understand, the original part of the building was built in the 1850's and served as a company store for the thriving leather tanner business. The only artifact remaining from the past is an 1887-1888 ledger entry that anyone is welcome to view. This past summer the store was painted, the front porch restored and a new roof installed. *Wow, it sure looks nice.*

We have just received a shipment of a new line of rocking and dining chairs by Troutman Chair Co. of Troutman, NC, who make the best rockers, which have a lifetime frame warranty. They are very well built, using a time honored "Shaker" construction process of 'swelled joint construction and interlocking joinery.'

Adirondack General Store is one of two distributors in New York State offering easy to assemble, no maintenance pre-cast outdoor fireplaces. They are made from rebar reinforced firebrick, pre-tempered link-logs that are heat resistant up to 2500 degrees. There are eight models to choose from and we offer delivery and setup on all models.

Among other things, we also offer a line of Mesissenburg Designs' vintage-type wood and metal signs from Bigfork, Montana. We welcome special orders with your own personalization.

We're open seven days a week through the winter and serve breakfast daily until 12 noon; and lunch all day offering homemade soups and hot specials. We're open Sundays: 7:30AM-1:00PM; Monday-Saturday from 7:00AM-5:00PM. We close at 2:00PM on Tuesdays.

- **Proposed Marina on Schroon River**

*By Bill Mcghie*

At a recent meeting of the Town of Horicon Zoning Board of Appeals, EZ Marine and Storage submitted a proposal for a new marina to be located on the Schroon River access across the street from the Adirondack State Boat Launch ramp. The initial plan is for a docking system for 30 boats and a parking lot. This is to be followed with a marine store offering food as well as providing kayak and canoe rentals. The plan is to increase the number of docks later. EZ Marine and Storage plans to return to the ZBA Tuesday, January 22<sup>nd</sup> at 7:30PM for a public hearing. At that time, the public will have an opportunity to be heard and their concerns addressed.

In speaking to several residents of Adirondack, they have been most supportive of this project. Especially those people who have power boats. The applicant realizes that there are a number of hurdles to jump in order to satisfactorily complete his objectives.

- **Scout Program Introduced by ESSLA and Supported by SLA**

*By Vince Blando*

On 12/10/07, The East Shore Schroon Lake Association (ESSLA) presented to the Schroon Lake Association (SLA) a proposed **Scout Program** designed to provide early detection of Eurasian milfoil that is establishing itself in Schroon Lake and Schroon River. Left unchecked, this invasive weed spreads rapidly and creates major problems for boats, fishing and recreational activities.

The **Scout Program** provides for volunteer surveillance of milfoil growth. The strategy is to recruit as many volunteers as possible from over 500 shoreline property owners – to provide observations of their respective beach fronts, at least once per summer. Observations will be in depths out to 15 feet where milfoil grows. Suspect plants are marked with a simple float, followed by a call to a designated number, with a response by trained individuals for positive identification and removal.

ESSLA has initiated coverage of the Warren County portion of the Lake/River by establishing a Scout Team Leader under Jim Lynch of the Three Bears Association, and a dive team support under Rory Baxter of the Adirondack Lodges. ESSLA has purchased a state of the art Global Positioning System (GPS) for precise locating of weeds and has set up a training program for July '08 with the Nature Conservancy under Hillary Oles. In addition, Steve LaMere, the Lake Manager from Adirondack Ecologists who supports this program, has agreed to assist training volunteers. To date, this start-up effort resulted in the removal of 108 milfoil plants from a private harbor.

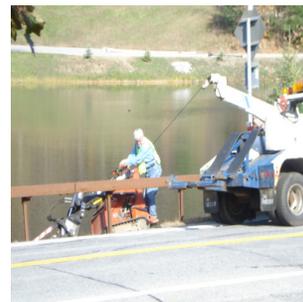
SLA has agreed with the **Scout Program** effort and plans to seek out a lead individual to work with the ESSLA Scout Team Leader. The two organizations should form a strong team to help control the growth of this invasive weed; and the program will have a major impact on the long term health of the Lake and River. Accordingly, the **Scout Program** will now be included on future agendas for the Long Range Management Program (LASMP) of the lake and watershed.



Highway crew placing a wreath on new street lights



Highway Crew setting the new slide in place



Highway Crew member Terri Peters getting help from Doug Morehouse to dig a trench for street light wiring

**Editor's note:** There are two new businesses in town: Adirondack Building Blocks and SCA Guns & Sporting Goods, both located around the Mill Pond. The owner of SCA Guns & Sporting Goods was contacted to contribute an article - we are awaiting their submission.

- **Adirondack Building Blocks, LLC**

*By Jeanine Lawler*

Perhaps you've seen some new faces and activity at 25 Market Street, (next to the Mill Pond old town hall, aka old liquor store). Well, let's introduce ourselves. We've set up a Nursery School and Pediatric Therapy Resource facility that loves nurtures and educates children from infancy through Pre-K with and without special needs in inclusive programs.

Jeanine Lawler is a Registered Occupational Therapist living in Warrensburg, and has been working in this specialty for over 15 years. Karen Kowalczyk is a physical therapist, living in Queensbury, with over 12 years experience. We are both pediatric therapists that currently provide therapy for Warren County home-based services, through the Early Intervention (EI) and Committee to Preschool Special Education (CPSE) programs.

Adirondack Building blocks, LLC is offering a center-based location for children and their families to participate and receive therapeutic services (evaluations and treatment) such as: Occupational Therapy, Physical Therapy, Speech Therapy, Special Education and psychological services.

In addition, we provide an exciting nursery school program for the community, for children ages 2 through 4, as well as family-oriented programs and after school programs. Our Nursery School Program will begin Thursday, January 3, 2008, with two sessions, with classes from Tuesday through Thursday (3 days a week). There will be a morning session (9:00-11:30AM); and an afternoon session (12:00-2:30PM).

We are currently accepting applications / registrations for the upcoming programs. The class size will be limited to 10-12 per class. If you would like to learn more about our programs or schedule a visit, please call us at: 518-494-4800. *We are happily awaiting your arrival!*

- **Mill Pond Cooperative Company**

*By Steve Lazarus*

After the tragic events and subsequent developments from the General Store fire last year, we are all of the same mind – that the loss was much more than a building or a business. Part of our hearts were broken...a void that needs to be filled.

The Mill Pond is now a beautiful postcard with a big black hole in the middle of it. The icon what was Daby's and what the building represented is what this article is about. It quickly became apparent that the chance to restore Daby's had become an unlikely possibility at best.

The costs to rebuild plus the estimated operating expenses far exceeded what anyone might consider a reasonable plan. It was at this time when a new business model dawned on me.

Having run a family business for close to 30 years, I am fully aware of how hard it is to survive the winters here. It's life in the Adirondacks. Other parts of the country admire our strength, endurance and ability to handle adversity and grow from it. My family has been in the region for over 87 years.

A few years ago, I had the fortunate opportunity to play in a benefit golf tournament at The Sagamore. A "thank you" gift distributed was the book: *"Shameless Exploitation, in Pursuit of the Common Good,"* written by Paul Newman (founder) and his good friend, A.E. Hotchner. It's a very funny look at how two actors created an amazingly successful business in spite of them not knowing much about business and not listening to traditional thinking.

The best part is: they give all the profits to charity each year. I was inspired, and soon adapted that principal in developing a new business model – one that is solely based on the *Common Good*.

Over this past year, I've had the opportunity to talk to many of you in the community. In an open forum meeting at Town Hall last fall, I presented the idea for a new company, currently called the Mill Pond Cooperative Company. The meeting also determined how to reach every man, woman and child in this area. By this Memorial Day, those notified will be invited to attend an old fashioned General Assembly to inform everyone of the details of the company's first project: restoring the General Store. Everyone can be part of it. Everyone can own it. It benefits us all.

*Dates to Remember:*

**Town Meetings:** Town Board - third Thursday 7:00PM  
Comprehensive Master Plan - first Thursday 7:00PM  
Planning Board - third Wednesday 7:30 PM  
Zoning Board of Appeals (ZBA) - fourth Tuesday 7:30 PM

**Special Meetings:**

February 21, 2008 - 7:00 PM Informational meeting regarding town wide re-evaluation project

April 10, 2008 - 3:30 PM Walk around Adirondack hamlet

5:30 PM Walk around Brant Lake hamlet

6:30 PM Public Meeting at Community Center 6604 State Rte 8 Brant Lake

June 19, 2008 - 7:00 PM Public hearing on Comprehensive Master Plan, Final Draft

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Gleaning - 2<sup>nd</sup> & 4<sup>th</sup> Tuesdays from 3 -4 PM

**January 21st,** Town offices will be closed to observe Martin Luther King Day

**Feb 5<sup>th</sup>,** Town offices will close at 12:00 - Super Tuesday - **Voting 12:00 to 9:00 PM**

**Feb 18<sup>th</sup>,** Town offices will close to observe Presidents Day

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