



Department of Planning
175 Arsenal Street, 3rd Floor
Watertown, NY 13601

Hartley Bonisteel Schweitzer, AICP
Director of Planning

315-785-3144
315-785-5092 (fax)

MEETING NOTICE

Organization: Jefferson County Planning Board
Date: Tuesday, November 25, 2025
Time: 4:00 p.m.
Place: 175 Arsenal St. - County Office Building, 2nd Floor

AGENDA

1. Call to Order and Establishment of Quorum.
2. Approval of the October 28, 2025 Meeting Minutes
3. Communications.
4. Public Comments (other than agenda items).
5. New Business:
 - A. General Municipal Law, Section 239-m Referrals
 - See Attached Sheets
 - B. Officer's Committee
6. Adjournment.

PROJECT SUMMARIES FOR COUNTY PLANNING BOARD MEETING

Meeting Date: 11/25/2025

# 1	Brownville (V)	V Br 1 - 25
<u>Applicant:</u>	Village of Brownville	
<u>Action:</u>	Zoning Law Amendment	
<u>Site Location:</u>	Village Wide	
<u>Description:</u>	The Village proposes to update the Village Code including some zoning amendments.	
# 2	Deferiet (V)	V Def 1 - 25
<u>Applicant:</u>	Village of Deferiet	
<u>Action:</u>	Zoning Map Amendment	
<u>Site Location:</u>	Village Wide	
<u>Description:</u>	The Village is proposing zoning law and zoning map amendments.	
# 3	Dexter (V)	V Dex 2 - 25
<u>Applicant:</u>	Sean Deptula	
<u>Action:</u>	Special Use Permit	
<u>Site Location:</u>	632 William Street	
<u>Description:</u>	The applicant is proposing to install a residential roof mounted solar system.	
# 4	LeRay (T)	T Le 5 - 25
<u>Applicant:</u>	Evergreen Family Ltd. Partnership	
<u>Action:</u>	Site Plan Review	
<u>Site Location:</u>	27271 Anabel Avenue	
<u>Description:</u>	The applicant proposes two electronic vehicle (EV) charging stations.	

5 Pamela (T) T Pa 7 - 25

Applicant: Jefferson County SPCA

Action: Site Plan Review

Site Location: 25056 Water Street

Description: The applicant is proposing an addition to increase its dog kennel capacity.

6 Philadelphia (T) T Ph 2 - 25

Applicant: Town of Philadelphia

Action: Site Plan Review

Site Location: 32200 County Route 29

Description: The applicant is proposing several improvements to the existing Town of Philadelphia Recreation Park.

7 Watertown (C) C 14 - 25

Applicant: Dreambridge LLC

Action: Special Use Permit

Site Location: 1222 Arsenal Street

Description: The applicant proposes a state licensed cannabis dispensary.

8 Watertown (C) C 15 - 25

Applicant: Chessworth Farms

Action: Special Use Permit

Site Location: 1222 Arsenal Street

Description: The applicant proposes to open a state licensed cannabis dispensary.

9 Watertown (T) T Wa 9 - 25

Applicant: Mico Development LLC

Action: Site Plan Review

Site Location: 20828 Alexander Drive

Description: The applicant is proposing to construct a 12,000 square foot retail plaza.

10

Watertown (T)

T Wa 10 - 25

Applicant:

Mico Development

Action:

Site Plan Review

Site Location:

20935 County Route 200 Lot 11

Description:

The applicant is proposing to construct a 19,520 square foot warehouse.