

VILLAGE OF HANCOCK PLANNING BOARD MEETING AND PUBLIC HEARING  
THURSDAY, AUGUST 21 2025, 5:00 P.M.  
85 EAST FRONT STREET, HANCOCK, NEW YORK

PRESENT: Chairman Kelia Mason - Excused  
Officer Chuck Berry  
Officer Kathy Ingalls  
Officer Linda Kulikowski  
Officer Kim Scoville

ALSO PRESENT: Shelly Johnson, Ella & Maretta Simmons, Chris DuBois

The minutes from July were not approved as presented.

Ella and Maretta Simmons were present to present the new site plan for an inhome daycare program. Parking concerns that were discussed last month at the public hearing have been resolved. The bushes in the front yard had been planted in the original driveway by the previous owner. With the bushes being removed there will be 4 parking spots for the workers and the parents will drop off the children at separate times.

**A MOTION** was made by Officer Kulikowski, seconded by Officer Scovill, voted and carried to make a negative declaration.

**A MOTION** by Officer Kulikowski, seconded by Officer Ingalls to approve the Simmons' site plan for an inhome daycare program.

Chris DuBois has purchased 62 West Main Street, the site of the Blue Stone Grill. The structural damages from the fire have been repaired. He is ready to begin the interior work which involves a lot of water damage. The work will possibly be done in two phases. Phase I will be the downstairs and Phase II will be the upstairs. He has someone who is interested in opening a restaurant/grill for lunch and dinner.

No further business was brought to the Board.

The meeting was adjourned at P.M.

Respectfully Submitted,

Phyllis Falsetta, Clerk/Treasurer