

PLANNING BOARD
MINUTES FOR OCTOBER 17, 2006

Five public hearings were scheduled for this meeting and the public was invited to come forward to examine maps and ask questions. William Creen, Chairman, opened the meeting at 7:30p.m. Present were James Bruno, William Creen, Tom Francello, Carole Furman, Howard Post, George Collins and William Hayes. Chris Round-Consultant and Nancy Campbell, Town Board were present.

A motion by Post, seconded by Hayes to accept September 2006 Minutes with correction of the word recluse to recused. All in favor, none opposed, carried.

PUBLIC HEARINGS:

1. Site Plan-Tim Morgan-Rt. 32-Opened public hearing. Maps presented by Jeff Hogan, of P&C-used car sales, truck cap retail, carports and a metal storage building. Also including adjacent property for a gravel parking lot for trucks.
Comments: Patti Kelly-concerned with Gateway, drainage because this is a wet area. Asked how both businesses could run for a year in violation of Zoning and concerned with architecture of metal building. Creen-original site plan was submitted before Gateway Overlay. The illegal business was brought to ZEO attention they had to submit a plan. Now that plan has expired, applicant has to follow the Gateway Overlay. Gerard Lovallo-concerned with illegal operation of business and how people can get away with it with no penalties and how it sets a bad example. He read a letter from Leslie Hawes, letter in file, concerned with Gateway and lowering her property value. Renata Belleville-concerned with traffic increase and wants site plan to incorporate widening of intersection for future expansion of business. Wants a signal at intersection. Creen-there will be no significant impact on traffic. A motion by Post, seconded by Hayes to close hearing. All in favor, none opposed, carried. Planning Bd. discussed screening between parking lot of deli and rentals, number of curb cuts on Rt. 32, safety of deep drainage ditch. Hogan said DOT wants the ditch and it will be re-graded. There will be a total of no more than 25 cars and will try to put in a berm so cars will not be parked close to the drainage ditch. Discussed that new building be built to Gateway standards-needs to be more attractive and that the garage doors not look like garage doors. Needs to be sent to Co. Planning Bd. when complete. Received receipt cards.

2. Lot line revision and Minor-Peter Kaufman-Kings Hwy.-Opened public hearing. Maps presented by Mrs. Kaufman. No comments. A motion by Post, seconded by Bruno to close hearing. All in favor, none opposed, carried. Discussed future plans for roads and number of crossings. A motion by Post, seconded by Collins for a Neg Dec. All in favor, none opposed, carried. A motion by Collins, seconded by Furman to grant

Preliminary Plat approval, waive submission of Final Plat and grant Conditional Final approval pending owner signature. All in favor, none opposed, carried. Received receipt cards and Seqr.

Collins-recused.

3. Site Plan-New York Land Associates, LLC-Van Avenue off Glasco Turnpike-Opened public hearing-Maps presented by Jason Sasso-4 apartment units with a 64 x 40 width porch. Comments: Andrew Vallano-how far is structure from road, why apartments, not best choice, instead of single family home, and will it be 2 story. Sasso-Front 50ft. to porch the 8ft to structure and yes 2 story. Creen-apartments are needed and this is economically feasible and area is zoned for it. Ken & Barbara Slayman-how far from ROW, concerned with lighting and if it will be a private road. Sasso-100ft. both sides from ROW and will have a road maintenance agreement. Creen-lighting must be shielded. Betty Cline-concerned with trees being left as a buffer. A motion by Post, seconded by Furman to close hearing. All in favor, none opposed, carried. Needs to provide setbacks, road maintenance agreement, screening and larger more detailed plan. Received receipt cards. Collins returned.

4. Minor and lot line revision-Peter Williams-Churchland Lane-Opened public hearing. Maps presented by Tom Conrad. Comments: Charlie Mayone-wanted to know how wide ROW was. A motion by Hayes, seconded by Post to close hearing. All in favor, none opposed, carried. Discussion on grade of ROW, utilities along ROW and future access to lots. A motion by Post, seconded by Furman for a Neg Dec. All in favor, none opposed, carried. A motion by Post, seconded by Hayes to grant Preliminary Plat approval, waive submission of Final Plat and grant Conditional Final approval pending fees paid, ROW and DOT approval and owner signature. All in favor, none opposed, carried. Received receipt cards and Seqr.

5. Minor-Norm Risdal-Dutchtown Rd.-Re-opened public hearing-Maps presented by Norm Risdal. He is here to close public hearing from July 18, 2006 when this was a major now a minor. Changed 50ft. ROW to other side to address neighbors concerns. A motion by Creen, seconded by Post to close hearing. Furman opposed. Motion carried. A motion by Post, seconded by Hayes for a Neg Dec. All in favor, none opposed, carried. A motion by Post, seconded by Collins to grant Preliminary Plat approval, waive submission of Final Plat and grant Conditional Final approval pending Health Dept. approval, fees paid and owner signatures. Furman abstained.

OLD BUSINESS:

1. Site Plan-Win One for Jesus/Duane & Tammara Taylor-Rt. 32-Glasco-Tabled not ready.

2. Major-Glasco Ponds -Glasco Turnpike Operating, LLC-Maps presented by Richard Praetorius-update not yet asking for approval. Still working out issues with Army Corps with wetlands. Town will need to deal with remaining wetlands issue with stormwater district. Now have 68 lots.

3. Site Plan-Crowne Management Group, LLC-Rt. 32-Maps presented by Bruce Utter-proposing average density development- 40 townhouse units and one vacant lot – 43 allowed by zoning. Needs long form Seqr., lead agency, public hearing and sent to County Planning Board. A motion by Creen, seconded by Post for the Town of Saugerties Planning Board to act as Lead Agency. All in favor, none opposed, carried. Chazen will forward to involved agency.

4. Lot line revision-Saxton Fire Company-Rt. 32-Maps presented by Tom Conrad-swapping land to improve ROW between Syracuse and neighbors. A motion by Creen, seconded by Collins to grant Preliminary Plat approval, waive submission of Final Plat and grant Conditional Final approval pending owner signature. All in favor, none opposed, carried.

PRE-HEARING CONFERENCE:

1. Site Plan-Quick Chek-Rt. 9W and 32-Maps presented by Engineer- Discussed stormwater management, drainage, detention ponds to be piped into existing DOT 48in. pipe North of the site. DOT asked if they would design drainage for Southern properties. Town Consultant asked if ponds would be treated. A motion by Creen, seconded by Bruno to have Town of Saugerties Planning Board be Lead Agency. All in favor, none opposed, carried. Will have to be done before ZBA review. A motion by Post, seconded by Hayes to set a public hearing for November 21, 2006. All in favor, none opposed, carried.

2. Minor-Valerie Naccarato & John Poll-Delaware Street-Maps presented by Mike Vetere-Needs Town curb cut approval. A motion by Creen, seconded by Hayes to grant sketch approval and schedule a public hearing for November 21, 2006. All in favor, none opposed, carried.

3. Minor-Norm Risdal-Dutchtown Rd. - Tabled

4. Minor-Thomas & Valerie Sperl-Mary Ann Avenue-Maps presented by Jeff Hogan-subdividing another piece from Glacier Park. A motion by Creen, seconded by Furman to grant sketch approval and schedule a public hearing for November 21, 2006. All in favor, none opposed, carried.

5. Lot line revision-Ralph & Annlouise Bogert-Manorville Rd.-Maps presented by Tom Conrad-A motion by Hayes, seconded by Post to waive public hearing per Section 323. All in favor, none opposed, carried. A motion by Bruno, seconded by Post to grant Preliminary Plat approval, waive submission of Final Plat and grant Conditional Final approval pending owner signature. All in favor, none opposed, carried.

6. Lot line revision-John Henson-Ferry Street-Maps presented by Tom Conrad-A motion by Collins, seconded by Furman to waive public hearing per Section 323. All in favor, none opposed, carried. A motion by Collins, seconded by Post to grant Preliminary Plat

approval, waive submission of Final Plat and grant Conditional Final approval pending owner signature. All in favor, none opposed, carried.

MISCELLANEOUS:

1. Six Blue Mt. Road, LLC- A motion by Creen, seconded by Hayes for a Neg Dec. All in favor, none opposed, carried. A motion by Creen, seconded by Hayes to grant Final approval. All in favor, none opposed, carried. Received 2 signed maps.
2. Gary and Richard Bollin – received 2 signed maps.
3. Michael & Maryann Levy-received 2 signed maps.
4. Meg Lundstrom-received 2 signed maps.
5. Robert & Diane McCaig-received 2 signed maps.
6. Susan Acosta-received 2 signed maps.
7. Received September 2006 Minutes from Zoning Board on October 5, 2006.

Since there was no further business to discuss, a motion by Creen, seconded by Furman to adjourn the meeting at 11:00p.m.

Typed by:

Juanita M. Wilsey,
Recording Secretary