

Planning Board Regular Meeting

Town of Fort Ann, NY

March 27, 2017

A regular meeting was held by the Planning Board of the town of Fort Ann, County of Washington, and the state of New York at the Fort Ann Town Hall, 80 George Street, Fort Ann, NY on the 27th day of March, 2017 at 7:00 pm.

PRESENT: Donald Bedeaux Chairman
 William Hohmann Vice-Chairman
 Chad Wilson
 Richard Winchell
 Matthew Jones
 Brian Mattison
 Jeffrey Meyer, Esq Attorney
 Deborah Fifield Secretary

ABSENT: None

OTHERS PRESENT: George Thomas, Dan Lashinsky, William Buckman, Michael Morrissey, Claire Greene, Russell Smith, Pat Monahan, The Jordans, Denis & Lisa Daigle

OPEN REGULAR MEETING:

Chairman Donald Bedeaux called the meeting to order at 7:00 pm with the pledge of allegiance.

APPROVAL OF MINUTES:

-The board reviewed the 2/27/2017 Meeting Minutes. A motion to accept the Meeting Minutes was made by Richard Winchell and seconded by Matthew Jones.

Vote: Ayes-6 Nays-0 Abstain-0

CORRESPONDENCE: None

OLD BUSINESS:

Russell Smith/Re-Stamp Mylar: Property is located at 25 Johns Way, Katskill Bay. Applicant was previously approved for a Lot Line Adjustment at the October 24, 2016 meeting. The 60 days had expired for the filing of the Mylar with the County. Mylar was re-stamped and signed by the Chairman and Secretary.

Theresa & Vernon Edwards & Jeffrey Reynolds/Boundary Line Adjustment: Applicants had appeared at the February 27, 2017 meeting and advised to return to the March meeting with APA paperwork. They did not appear.

NEW BUSINESS:

George Thomas/Boundary Line Adjustment: Property is located at 61 County Route 17A, Comstock #96.-2-15.2. Applicant is basically removing one line and adding another. Would like more privacy if he ever sells the property. Will not be building on it. It will just join his property. Has previously done the same in the past with other property. Motion to accept as long as language stays the same on the Mylar. Seconded by Richard Winchell. Mylar stamped and signed by Chairman and Secretary.

Vote: Ayes-6 Nays-0 Abstain-0

Denis & Lisa Daigle/Sub-Division Application: Property is located at 1035 Copeland Pond Road. The APA had said it was a sub-division, but it was determined by the Board it was only a boundary line adjustment. William Hohmann made motion to approve with no new lots, the land merges, and language on Mylar agrees. Seconded by Richard Winchell.

Vote: Ayes-6 Nays-0 Abstain-0

Michael Morrissey/Site Plan Review: Property is located at 10028 State Route 149. Applicant wishes to create spaces to store boats and recreational vehicles and construct two storage unit buildings. It was noted by Mr. Morrissey that he wished to change the following on the application: pg. 1 of 4 to 30x150 and pg. 4 of 13 to 30x150. He will be making the road 20' wide, enough for 2 cars, putting up fences to keep people out, no power to existing building, however will put up 10 lights on each unit (low voltage LED) with power underground from pole on 149, most trees are staying, with a few coming down where roadway will come out (it was pointed out to Board per map which ones), hours are 9-4 Monday thru Friday, with Saturday and Sunday as needed, no repairs to boats will be done, will be putting in a swail. Brian Mattison asked if the fire company had inspected. Applicant said he spoke to Mark Miller and spacing was done per fire code, but they had not been there. It was noted he needs to have them inspect as to any issues they may have. Chad Wilson noted that the amount of parking for boats on the application said 128, while the map said 136 spaces. It was determined it was a transfer error and will be 136 spaces. The height of the units at 15' was questioned, they will only be 9'. Chairman Bedeaux noted there is no access on the 2 outside rows to the boats. Mr. Morrissey said he was told by the boat people that 30' was enough. It will be up to the fire department to make this determination. As for stormwater, everything is pitched to the back of the property, where it is all sand. Chairman Bedeaux wants to hear from the APA on the stormwater. If they are not happy with it, then the Town Engineer will have to get involved. Application must also go before the County Planning Board. William Hohmann made motion for public hearing at the April 24, 2017 meeting and wants to hear from the APA and the fire department. Seconded by Brian Mattison.

Vote: Ayes-6 Nays-0 Abstain-0

William Buckman- Applicant appeared before the Board and asked for permission to live in a travel trailer temporarily while he is building a house on 2035 Normans Way. Mr. Buckman was told he needs to go before the Town Board. Resolution was passed to recommend application to the Town Board.

Vote: Ayes-6 Nays-0 Abstain-0

Vice-Chairman William Hohmann went on the record and handed in certificates for Washington County Planning Board training on "Rural Planning". The course was held on February 28, 2017. It was attended by Board members William Hohmann, Chad Wilson and Brian Mattison.

COMMENTS FROM THE FLOOR: None

Motion made by Richard Winchell to adjourn the meeting at 7:45. Seconded by Brian Mattison.

Deborah A. Fifield
Planning Board Secretary, Town of Fort Ann

