

**Planning Board Regular Meeting
Town of Fort Ann, NY
August 22, 2022**

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 22nd day of August, 2022 at 6:00 p.m.

PRESENT: Donald Bedeaux, Chairman
William Hohmann, Vice Chairman
Brian Mattison
Chad Wilson
Jeffrey Meyer, Attorney for the Planning Board
Tiffany A. Ball, Secretary

ABSENT: Dave Allen

OTHERS PRESENT: Brien Ragone, Mark Miller, and Kevin Orr

OPEN REGULAR MEETING:

Don: We need to review and approve the minutes from July 25th & August 1st, any questions?

Chad made motion to approve July minutes, Bill 2nd.

Ayes – 4 Nays – 0 Abstain - 0

CORRESPONDENCE: None

OLD BUSINESS:

None

NEW BUSINESS:

Adirocky Holdings/Chris Mackey

Brien Ragone: I am representing Adirocky Holdings who is looking to add self storage on Route 149 across from highway garage. It would be a total of 422 units, all cold storage, no sewer/water but would have electric. Looking to do it in phases. We would need a phase 1 study because it's in a sensitive area. We will need a wetland disturbance permit, and looking to build 100-150 units per phase with a total of 3 phases.

Don: You will need to have all of your permits.

Brien: Yes, but I think we can wait on the wetland one until phase 3, as that parcel is in the very back and will be the last to be build on.

Brian: Gravel driveway?

Brien: We are actually looking to do pavement, and we do have an easement at the back of the property that will have to stay in place.

Brian: What color will the buildings be? Will there be fencing?

Brien: I don't think he has decided on color yet. Yes, there will be fencing around everything.

Don: Lighting?

Brien: Shielded down-facing LED Wall packs for lighting.

Brian: Will this be gated?

Brien: Yes

Don: Electric gate?

Brien: Yes, with access code most likely.

Don: We will want to see all permits, and on right of way we will need verbiage on the easement.

Brian: Will the electrical be underground?

Brien: I assume so, yes.

Mark: Will these be on cement pads?

Brien: Yes

Don: If you get all permits and the other requested information and bring it back to us, we can then go from there and look into moving it to a public hearing.

Bill: Will this be inside storage only?

Brien: I am not sure, but I will find out.

PUBLIC HEARING:

Adirondack Armory/Kevin Orr

Bill made motion to open public hearing, Chad 2nd.

Ayes – 4 Nays – 0 Abstain – 0

Kevin: We are applying for an ATF07 Manufacturing license and they require a planning board review. Not creating anything new, just adding a serial numbered part to our production. One of our contracts is a government contract that requires this extra stage of licensing.

Bill made motion to close public hearing, Chad 2nd.

Ayes – 4 Nays – 0 Abstain – 0

Jeff read SEQR

Bill made motion of negative declaration, Chad 2nd.

Ayes – 4 Nays – 0 Abstain – 0

Bill made motion to approve project as stated in application, Chad 2nd
Ayes – 4 Nays – 0 Abstain – 0

Bill made motion to adjourn meeting, Brian 2nd
Ayes – 4 Nays – 0 Abstain – 0

DRAFT