

TOWN OF CORINTH
PLANNING BOARD

March 17, 2016

APPROVED MINUTES

ROLL CALL: Louise Reed ✓, Philip Giordano ✓, Eric Butler, Chairman ✓, Althea Rivette __,

Joan Beckwith ✓, Dan Willis, Alternate ✓, Attorney Pozefsky ✓, Stachia Wagner, Secretary ✓

Excused with approval: Althea Rivette

Motion to Approve February 18, 2016 minutes as written is made by Joan and Seconded by Phil

Roll Call Vote : Louise Reed ✓, Philip Giordano ✓, Joan Beckwith ✓, Dan Willis ✓, Eric

Butler, Chairman __,

Eric Butler, Chairman abstains from this vote due to his absence at the February meeting

Passed and Carried:

4 (YAY)

0 (NAY)

Old Business: Patrick O'Donahoe is present for a public hearing on the subdivision of Fasulo's property located at 39 County Route 10. 14 acres of the current 184.14 acre parcel is to be gifted to O'Donahoe to be used as a wood lot. We have received approval from both the APA and the Saratoga County Planning Board.

The board opens the floor to Patrick O'Donahoe to provide an update regarding the changes on the subdivision map. The APA requested that the boundary of the property be shifted so that the entire property was located in the moderate intensity area of the APA; the property will contain the same amount of acreage. Attorney Pozefsky agrees that the maps contain all proper information including the deed pages as was requested at the February meeting. Chairman Butler explains that the APA and County approval was based on a condition that the divided lot remains a wood lot for now. Attorney Pozefsky responds to Chairman Butler regarding this and how the Town would verify this condition in ten years. Attorney Pozefsky explains that there are four chances to ensure that this condition will be clearly discovered if this lot comes up for a build. He states that the Planning Board will make a resolution approving the subdivision with this condition; that a note shall be added to the subdivision map stating that this lot is to be used only as a wood lot; the deed shall also state that this lot may only be used as a wood lot; a copy of the APA and County decision shall remain in the file for this property. It is explained by Attorney Pozefsky that this lot is to remain a wood lot only "at this time" until any other plans are brought to and approved by the Planning Board to use this lot for any other purpose. The board has requested that Mr. O' Donahoe provide a new map with the addition of the following statement which was presented in the decision received from the Saratoga County Planning Board:

“ the proposed lot is only being created for a wood lot and no building permit is now nor will be sought for residential construction without the necessary improvements identified in Section 280-a”

Attorney Pozefsky then goes through the SEQR process, introducing all questions to the board.

A motion to approve with negative declaration is made by Phil and Seconded by Dan.

Roll Call Vote : Louise Reed ✓, Philip Giordano ✓, Joan Beckwith ✓, Dan Willis ✓, Eric Butler, Chairman ✓,

Passed and Carried:

5 (YAY)

0 (NAY)

The Board opens the Public Hearing with Secretary Wagner reading aloud the published notice for the Public Hearing.

Motion to close Public Hearing is made by Joan and Seconded by Phil.

Roll Call Vote : Louise Reed ✓, Philip Giordano ✓, Joan Beckwith ✓, Dan Willis ✓, Eric Butler, Chairman ✓

Passed and Carried:

5 (YAY)

0 (NAY)

Motion to approve subdivision with the condition

“that the proposed lot is only being created for a wood lot and no building permit is now nor will be sought for residential construction without the necessary improvements identified in Section 280-a”

of the Town Law is made by Phil and Seconded by Joan.

Roll Call Vote : Louise Reed ✓, Philip Giordano ✓, Joan Beckwith ✓, Dan Willis ✓, Eric Butler, Chairman ✓

Passed and Carried:

5 (YAY)

0 (NAY)

Attorney Pozefsky provides a write up to Mr. O’Donahoe of what will be expected as an addition to new maps (condition introduced by Phil above). The map is to be approved by Attorney Pozefsky prior to submission to the county.

Other Business:

Continued from last month’s meeting the Board discusses the option of adding a Vice Chair to the Board to serve as Chairman when Chairman Butler is absent. Attorney Pozefsky stated that he did introduce this to Chairman Butler. Chairman Butler explains that he would prefer to leave the option open to the members if in the event that he is not present. The board discusses what the responsibilities would be of a Vice Chair, and they decide that this will be taken to Supervisor Lucia for his input.

Dan mentioned that he will not be present at the April 21st meeting.

Motion to close meeting made by Phil.

ALL IN FAVOR

Meeting adjourned: 7:40 p.m.

Respectfully Submitted,
Stachia Wagner