

Town of Hoosick Planning Board Meeting Minutes
June 18, 2018

Present: Chairman Penny Acree, Mike Bacon, Daryl Cipperly, Ken Lorenz, Clark Brenenthul
Adria Diel and Attorney King

The meeting was called to order at 7:30 p.m. by Chairman Penny Acree with the Pledge of Allegiance.

A motion was made by Daryl Cipperly to approve the May minutes, seconded by Ken Lorenz, all in favor, motion granted.

Nancy Hewitt-Subdivision of Lester Goodermote Property

Nancy Hewitt appeared before the Planning Board stating that there is septic on the property and worked on finding information on the septic system. She contacted Department of Health and they are looking into Archives for the permit. The Planning Board reviewed the map and stated that the setbacks are only 20 ft. and for the subdivision to be approved they will have to appear before the Zoning Board for an area variance. They will appear at the Zoning Board meeting with an application for an area variance in July.

Jeff Wilkinson-Subdivision

Mr. VanDoren appeared before the Planning Board concerning a subdivision for Jeff Wilkinson. The property is located on Rt. 22 in the Town of Hoosick. He stated that Mr. Wilkinson would like to do a 2 lot subdivision. He stated that there is 11.42 acre parcel with three buildings in a Light/Industrial Commercial area at 21446 NYS Rt. 22. They would like to subdivide the parcel with 1 new line for 2 existing buildings to be on the north part and 1 existing building to be on the south part which would be sold as individual lots. There is a 10 ft. wide driveway to come in and out of the property. The Planning Board reviewed the map and application. The board stated that there needs to be a 50 ft. frontage. The Planning Board stated that the setbacks are 20 ft. on the side and in the rear. Mr. VanDoren will research the property and talk to his client about the setbacks. The Planning Board wants to see a new map with setbacks and the road frontage.

Dale Ford-Subdivision

Mr. Ford appeared before the Planning Board for an Initial Conference. He stated that he has a total of 180 acres and would like to subdivide with 45 acres on the west side and 135 acres on the other side. The Planning Board reviewed the application and stated they will need a sketch plan for the next meeting.

Town of Hoosick Planning Board Meeting

June 18, 2018

Page 2 of 2

Dave Phippen-Site Plan Review Ice Cream Shop

Mrs. Phippen appeared before the Planning Board for a site plan review. They would like to open an ice cream shop on Rt. 7 in the Town of Hoosick. The ice cream shop will be named Scoop by the Dozen and they will have inside seating for ice cream and coffee and will offer WI FI to customers. The Board reviewed the application and sketch plan. The site plan shows the parking plan with the handicap parking, existing lighting there will be no change in lighting, There will be no outdoor storage, the well and septic and lighting are all existing, test borings are existing, egress and ingress is ok. Mike Bacon made a motion to waive the interior design plan, seconded by Ken Lorenz, it was an existing restaurant, all in favor, motion granted. A motion was made by Penny Acree to waive a requirement for PE or Architect to do a drawing and waive floor elevations and drainage, it is existing, no change, seconded by Mike Bacon, all in favor, motion granted. A motion was made by Penny Acree to waive a landscape plan and buffer, it is existing, seconded by Ken Lorenz, all in favor, motion granted. A motion was made by Ken Lorenz to waive the sanitary sewage and method of sewage disposal it was existing there is no change and it will be lower volume, seconded by Daryl Cipperly, all in favor, motion granted. A motion was made by Penny Acree to waive location of emergency zones, existing, no change, seconded by Clark Brenenthul, all in favor, motion granted. The Planning Board requested that they would like to see the signage and the lights on the sketch. They also would like to see the DEC approval on the septic. The Planning Board reviewed the EAF and found no significant impacts from the project. A motion was made by Ken Lorenz to declare Planning Board lead agency, seconded by Adria Diel, all in favor, motion granted. A motion was made by Mike Bacon to waive the public hearing, seconded by Clark Brenenthul, all in favor, motion granted.

Henry Whipple appeared before the Planning Board with questions concerning a subdivision on Beck Road. He stated it was 95 acres and he would like to subdivide 6 lots and there would be no new roads. He stated that the lots would be over 5 acres in size. He has a contract on the land at this time. The Planning Board stated that he should fill out the subdivision application and have a sketch plan, long form EAF and a letter from the owner if the closing does not take place by the time he submits his application.

Penny Acree announced that she is giving her resignation to Supervisor Mark Surdam with regret.

A motion was made by Ken Lorenz to adjourn the Planning Board meeting, seconded by Daryl Cipperly, all in favor, motion granted.

Karen Jennings
Secretary

Minutes approved by Planning Board on 7/16/2018

