

TOWN OF COEYMANS PLANNING/ZONING BOARD MEETING
September 14, 2020

Attendees

Members Present: Mr. Schmitt, Mr. Collins, Mr. Nolan, Mr. Harris, Mr. Gonzalez

Members Absent: Ms. Hopkins, Ms. Kunz

Also Present: Mr. Cashin; Mr. Brick; Ms. Ziegler

Public Present:

Call to Order/Pledge of Allegiance

Meeting was called to order by Mr. Schmitt at 7:00 p.m. There was a quorum – two board members absent. Mr. Schmitt led the Pledge of Allegiance.

Approval of Minutes

Mr. Schmitt made motion to approve the minutes of August 26, 2020; seconded by Mr. Collins; all in favor.

Report of the Building Inspector

Mr. Cashin stated that tonight's agenda includes Woodridge USA Properties' area variance and subdivision applications and Marc Tryon subdivision. Behuniak subdivision was on the agenda but paperwork was not received.

Area Variance and Subdivision

Woodridge USA Properties, LLC 20-001 ZAV: An application for an area variance on property owned by them located at 1737 River Road, Coeymans, NY, Tax Map #144.-2-17 seeking variance for minimum square footage and width of two parcels they wish to subdivide.

Woodridge USA Properties, LLC 20-007 SD: An application for a minor subdivision on property owned by them located on 1737 River Road, Coeymans, NY, Tax Map #144.-2-17. The 1.37 acre parcel is to be subdivided into two lots: Lot #1 is to be 1.03 plus or minus acres and Lot #2 is to be .34 plus or minus acres.

Mr. Kaplan was present representing applicants. Discussion was held including:

- Could both applications be done collectively or have to be done separately? Both applications require a public hearing; could have a joint public hearing; need to let applicant know what is necessary to present at the public hearing for both.
- Mr. Kaplan stated that Mr. MacDonald's son has inherited his father's business and wants that business location to continue to be associated with a Town address and will continue to pay tax bills for that property. He also stated that Mr. MacDonald knows that the lot is not a buildable lot and he agrees to this restriction.
- Mr. Hite did the maps and he can add to the map any restrictions that the Board requires/requests.
- Time line: schedule public hearing for October 5; send 239 to Albany County Planning Board (who meets on October 15); take action at meeting on October 28.

Mr. Schmitt made motion to declare Planning/Zoning Board lead agency and hold a public hearing on October 5, 2020; seconded by Mr. Nolan; all in favor.

Subdivision

Mark Tryon 20-005 SD: An application for a minor subdivision on property owned by him located on 779 Blodgett Road, Ravena, NY, Tax Map #142.-1-24.1. The 149.80 acre parcel is to be subdivided into two lots: Lot #1 is to be 2.51 plus or minus acres and Lot #2 is to be 147.29 plus or minus acres.

Mr. Tryon was not present. Discussion was held and included: Mr. Cashin stated that this is pretty straightforward; would need a 239 (ACPB meets on October 15); schedule public hearing on October 5; take action at meeting on October 28.

Mr. Schmitt made motion to declare Planning/Zoning Board lead agency for this minor subdivision and schedule public hearing for October 5; seconded by Mr. Collins; all in favor.

Miscellaneous/Updates

Liotta: Planning/Zoning Board will meet with Mr. Brick after conclusion of tonight's meeting for a client/attorney discussion.

Summit Ridge: Review will be held at October 28 meeting.

Adjournment

Mr. Schmitt made motion to adjourn; seconded by Ms. Tutay; all in favor.