

TOWN OF COEYMANS PLANNING/ZONING BOARD MEETING  
September 23, 2020

Attendees

Members Present: Mr. Schmitt, Mr. Nolan, Mr. Harris, Mr. Gonzalez, Ms. Hopkins, Ms. Kunz, Ms. Tutay

Members Absent: Mr. Collins

Also Present: Mr. Cashin; 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 – one board member absent. Mr. Schmitt led the Pledge of Allegiance.

Approval of Minutes

Mr. Schmitt made motion to approve the minutes of September 14, 2020; seconded by Mr. Nolan; all in favor.

Report of the Building Inspector

Subdivision

**Joyce Behuniak 20-008SD:** An application for a minor subdivision on property owned by her located at 102 Krueger Road, Selkirk, NY, Tac Map #143.-2-3. The 38.70 acre parcel is to be subdivided into two lots: Lot #1 is to be 5.29 plus or minus acres and Lot #2 is to be 33.41 plus or minus acres.

Applicant was present; Mr. Wayne Sipperly was also present. Map was reviewed and discussion was held, which included:

- Make sure that the property that will be Mr. Sipperly's is going to be merged with his current property; otherwise the 5.29 acre parcel would be landlocked and Board would not be able to proceed.
- Final map should show a "Z" and should include a notation that the property is being merged with other property.
- Property is in an R/A zone – 239 needs to be sent to the Albany County Planning Board whose next meeting will be on October 15, 2020.

- Mr. Schmitt explained that a public hearing will be held at the next Planning/Zoning Board meeting on October 5 and then at the October 28 meeting they will review the ACPB's recommendations and will make their decision at that meeting.
- Applicant was advised that four maps and one mylar will be needed for the October 28 meeting.

Mr. Schmitt made motion to declare this a minor subdivision and schedule the public hearing for October 5; seconded by Mr. Harris; all in favor.

#### Miscellaneous/Updates

A Planning/Zoning Board workshop has been scheduled for October 7, 2020.

Mr. Cashin will provide copies of the Town of Coeymans Streets and Highway Booklet and the Planning Board booklet for members.

Mr. Schmitt stated that the SEQRA form re the transfer station has been sent to DEC.

Ms. Kunz expressed concern that site plan reviews at the property should be done and the site plan drawings checklist should be completed before the members do the site plan reviews. These have not been done since the Planning and Zoning Boards have been merged into one board. Going forward, the checklist and site plan review will be done.

#### Adjournment

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