

A Planning Meeting was held on Thursday, March 6, 2008 in the Tannersville Village Hall

Present: Lee McGunnigle, Mayor  
Linda Kline, Trustee  
Greg Landers, Trustee  
Anthony Lucido, Trustee  
Mary Sue Timpson, Trustee  
Mark Hyer, Planning Administrator  
Catherine Palmieri, Deputy Clerk

Also present: Howard Bates, Rich Drao, David Kukle, Greg Lubow, Jim Planck - Daily Mail, Jeff Prince, Judy Terns

The Mayor opened the meeting with the Pledge of Allegiance.

**Approval of minutes** of Regular Board Meeting of January 15, 2008 and Planning Meeting of February 4, 2008. Trustee Kline made a motion to approve the minutes. Trustee Landers seconded the motion. All in favor, motion carried. Emergency Meetings of February 15, 2008: Trustee Landers made a motion to approve the minutes. Trustee Kline seconded the motion. All in favor with the exception of Trustees Timpson and Lucido as they were not present for the meetings. Motion carried.

The Mayor made a motion to close the Planning Meeting and open the **Public Hearing for Subdivision Review for James Wiltse**. Trustee Kline seconded the motion. All in favor, motion carried.

Mr. Hyer summarized as follows: Lot # One with the house on it has municipal water and sewerage. The second lot is being divided. The purpose of the subdivision tonight is residential. It's a flag lot with a 30 foot frontage. If in the future the applicant wants to do something commercial with it, he has to come back in front of the Board and ask for Site Plan Review.

Public Comment: Mr. Hyer referred to points brought up in letters from Mr. Kukle and Mr. Marotto and agreement was reached as follows:

- 1) Mr. Wiltse agreed that any exterior lighting will be down lighting.
- 2) Start up of machinery will not take place before 7:00 a.m.
- 3) Vegetation: Mr. Wiltse pointed out on the map that there are trees and brush separating his property and that of Mr. Marotto and Mr. Kukle. Mr. Wiltse will maintain the existing vegetation line and will put a fence up.

Mr. Hyer offered to write to Mr. Marotto summarizing the conditions of approval.

The Mayor made a motion to close the Public Hearing and re-open the Planning Meeting.

After discussion, Trustee Landers made a motion for a Negative Declaration under SEQR. Trustee Kline seconded. All in favor, motion carried. Trustee Kline made a motion for approval of the Minor Subdivision for Mr. Wiltse. Trustee Landers seconded the motion. All in favor, motion carried.

Mr. Hyer told Mr. Wiltse that he has received the Subdivision Approval this evening and, as soon as he pays the fee, the Mayor will sign off on the Subdivision Plat.

---

**Water Meter Reads:** After discussion, the Board agreed to forego reading the residential meters and read the commercial meters only. Trustee Lucido made a motion

to this effect. Trustee Kline seconded. All in favor, motion carried. The Mayor said he would like to see the meter reading begin tomorrow.

---

**Appointment of a Village Representative to the Greene County Planning Board:**

After discussion, the Mayor asked that the issue be tabled to the next Regular Board Meeting as no candidate has come to mind to fill this opening.

---

**Park Design Vote:** The Mayor stated that there have been some interesting meetings. A private donor gave \$30,000 to purchase skate board equipment. Former administrations applied for a Parks and Recreations Grant. He and the Clerk drove up to Saratoga and were able to solidify the process. There had been problems in Albany with people retiring but they were able to secure the funds totaling \$200,000.

The budget has been remanaged by line items with portions going to the boathouse, the pavilion, replacement of the playground equipment and a bandstand. Also, provision has been made for some resurfacing and a few other items including a dock. In an effort to have it completed this season, Trustees Kline, Landers and others have been reviewing proposals from different parks and equipment people. One has been selected which fits into the budget of the grant and what we were looking for. There is a rendering which can be passed around among the public. What we were looking for is an outdoor mountain athletic effect. This playground can accommodate 80 children at once, and volunteers from the community will be needed to help set it up. To get on the delivery and building schedule for May, we have to move right now. After discussion during which additional facts were provided, Trustee Landers made a motion to approve the proposal for the playground. Trustee Kline seconded. All in favor, motion carried.

**Beis Menachem Synagogue:** Mr. Rich Drao came to say that when the former Building Inspector, Tom Cross, left his position he told Mr. Drao that the Site Plan Review had expired. Mr. Hyer said that it is good for one year. Mr. Drao stated that the Site Plan Law they have does not say that.

Mr. Hyer stated that he needed to obtain a copy of the revised Site Plan Law for the answer.

Mr. Drao said the applicants are reluctant to go through the process again as it was traumatic last time. There was a problem with the fact that cars were left in the lot on holidays, etc. when people don't drive. The issue is whether their Site Plan still exists. Mr. Hyer said if it is determined that their Site Plan is still valid, then they would just have to get a Building Permit. But if the Site Plan has expired then the process would have to begin over again. It should be cleared up by the next meeting when Mr. Drao will return.

---

**Flood Plain Law SEQR Review:** Mr. Hyer stated that it appears to him that what is addressed is new construction and new development. What is needed is that a Public Hearing be scheduled next month. It is necessary that the law be adopted by May 15<sup>th</sup> or anyone going for a mortgage on a new house would not be able to get flood plain insurance and no bank would insure them without it. We need a motion for a public hearing and to declare it as a Type One Action under SEQR. The Long Form is done. Trustee Timpson made the motion for a Public Hearing and to declare it as a Type One Action. Trustee Kline seconded the motion. All in favor, motion carried.

---

**Approval of Final Changes to Subdivision Law:** The Mayor requested that the Board review the final changes to the Subdivision Law and, when agreed upon, it be given to Mr. Simon for review. The Mayor made a motion that a Public Hearing be set next month for the agreed upon changes to the Subdivision Law. Trustee Kline seconded. All in favor, motion carried.

---

**Highway Intermunicipal Agreement:** The Mayor indicated that the Board and community members share his concern about tax dollars and how they can be spent more appropriately. It will take time to review what the expenditures were for this year. The Mayor wanted to acknowledge that the Town of Hunter was good enough to assist the Village during the emergency days of snow removal, ice salting etc. There has always been an informal intermunicipal highway department agreement between the Town and the Village of Hunter where we help each other on a regular basis. There has been informal discussion with Mr. Farrell of the Town of Hunter as he shares our concern with doing the necessary road treatments efficiently and economically. Rather than hiring additional public works employees in the Village at this time, considering the fact that winter is basically over, the Mayor said he believes we should explore how the intermunicipal agreement can work for us to conserve tax dollars to benefit our

community. The Mayor made a motion that any hiring in the Department of Public Works cease until a review is made of what savings could result from an intermunicipal agreement between the Town of Hunter and the Village of Tannersville. Trustee Kline seconded the motion. All in favor, motion carried.

---

**CC Lots Update:** Mr. Jeff Prince displayed a map and stated that, as the Board knows, Howard Bates has been working on the Stormwater and Erosion Control Plan. They came tonight to propose that the Village grant a Drainage Easement which would allow for a better system. There is a need for ponds to catch and slow down the water flow. At the bottom of the project there is a drainage ditch owned but not maintained by the Village. They would maintain the drainage ditch if the easement is granted. Three building sites would be lost to the project but it would afford a more efficient system. After discussion, Mr. Hyer asked if the Board could have some time to think about the request. He said the Board would consider the proposal and try to get any questions to them before the next Planning Meeting or at the meeting. Everyone agreed to this.

---

The Mayor made a motion to adjourn the meeting. Trustee Landers seconded the motion. All in favor, motion carried.

Minutes submitted by Catherine Palmieri, Deputy Clerk

---

Lee McGunnigle, Mayor