

Chairman Scott Cole called the July 10, 2023 meeting of the Town of Claverack Planning Board to order at 7:00 p.m.

Board members in attendance were: Chairman Scott Cole, Tim Wyman, Stephen King, Lisa Bowe, Engineer; George Schmidt, acting secretary; Rich Michael

Absent: Pat Fecher, Virginia Ambrose, Alberta Cox and secretary; Jodi Keyser

Chairman Cole led members of the Board and audience with the Pledge of Allegiance

Board members reviewed the minutes of the June meeting.

Motion to approve the June 5, 2023 meeting was made by Tim Wyman with a second by Stephen King. All members were in favor. Motion carried. Minutes approved.

Chairman Scott Cole read a correspondence from the Law firm of Mitchell Khosrova who represents home owners on Stotville Road. The letter spoke of glare from NexAmp solar panels, inadequate screening, non-compliance with issues and hooking up to grid concerns. There also was a concern of an unapproved change in location and number of poles to be put in for connection. Engineer George Schmitt suggested town attorney Rob Fitzsimmons.

Continuing applications

Abeyatunge, Krishan & Lambert Site Plan/Special Exception: Tax Map #(SBL) 111 . – 1 – 11 Located at 148 Kittle Rd. Site Plan Special Exception to convert an existing 390-square foot garage into a caretaker house.

Chairman Scott Cole informed the Board that the applicant had contacted secretary Keyser to notify the Board that he would not be able to attend the July meeting because he was going to be out of town.

Foundation for Agricultural Integrity 501(c)(3) d/b/a Churchtown Dairy Site Plan: Tax Map #(SBL) 141 . – 1 – 53 . 100 Located at 357 County Rte. 12. Site Plan Application for a farm-stay Bed & Breakfast.

No Show

Columbia Tent Rentals Site Plan/Special Exception Modification: Tax Map #(SBL) 101 . – 2 – 52 Located at 8 Bender Blvd. Columbia County Commerce Park. Site Plan Application to modify previously approved Site Plan to add a 4,500 square foot gable roof storage area to the current 10,000 square foot building as well as a 4,200 square foot pole barn for storage.

Rich Andreassen was present for the application. Mr. Andreassen presented to the town the plans of additions to the current site. It was found through the County Planning Board letter that an Ag data statement was needed and the application cannot continue until the Ag data statement is completed and submitted. The site plan also needed to be visited by the two local fire chiefs in the area and a letter sent to the planning board. Mr. Anderson stated that they did not have to go through this on the last application. G. Schmidt explained that it is a required by law and must have been overlooked on the past application. Chairman Cole asked for an updated set of plans also. No public comment

New Applications

Kiernan, Walter Family Trust Subdivision: Tax Map #(SBL) 132 , - 2 – 8 . 3 NYS Rte. 23 & Old Barrington Rd. Subdivision of 46.79 acres into two parcels of 36.52 acres and 10.27 acres respectively.

Walter Kiernan was present for the application. Mr. Kiernan informed the Board that he recently subdivided this property from another parcel and is now seeking to subdivide this property. Mr. Kiernan informed the Board that he will sell the 36.52 acre parcel and the 10.27 acre parcel will remain agricultural use. Presented the board with his plans. Chairman Cole had a concern that he could not determine the boundary line on the plans. Mr. Kiernan stated they are labeled in meets and bounds and are numbered on a table. Mr. Kiernan stated that in April 2023 he had a previous subdivision application and in error left a land hook which would have no clear title. This application has the land hook removed. George Schmidt stated this would not create any new lines. The board had no questions.

Motion to accept the Minor two lot subdivision was made by Lisa Bowe, seconded by Stephen King. All members were in favor, motion carried

Public comment made by Stephanie Sussman who live near the property, asked which side of the road this was on. She also asked Mr. Kiernan if it were agricultural and would remain that way. Mr. Kiernan responded “yes”.

Chairman Cole stated that the upcoming September meeting date will need to be changed due to the holiday. He asked member to think of dates.

Motion to adjourn meeting made by Stephen King, seconded by Tim Wyman, all in favor. Meeting adjourned at 7:38 PM.

Respectfully submitted,

Jodi Keyser, secretary