

Approved

TOWN of COCHECTON PLANNING BOARD MEETING

July 25, 2019

The Town of Cochecton Planning Board met on July 25, 2019 at 7:30 p.m. & was convened by Chairman Earl Bertsch. requesting those present to stand and recite the Pledge of Allegiance to the American Flag.

A quorum was established. Those in attendance included Earl Bertsch, George Blaso, Jim Crowley, Peter Pierce, Richard Pomes & George Walter. Absent: Neal Halloran. Attendees present included Bruce Fulton of Fulton Land Surveying, Michael Packer of Packer Associates, Inc. and Charles Petersheim of Catskill Farms, Inc.

The Public Hearing was opened at 7:33 p.m. on motion made by Jim Crowley and second by George Blaso.

Bruce Fulton proceeded to explain the following regarding the surveyor's map additions requested by the Planning Board on June 26, 2019 as follows:

- + Sewer & Water are now designated;
- +The roundabout drive in front yard;
- +The metal structure located in Parcel #1;
- + The nature of sub-division printed directly under the map's title;
- + The "setbacks" are now included on the map.

Bruce then gave the receipts of mailing and a copy of the enclosed letter sent to all adjacent land owners.

Following discussion between the board members and Mr. Fulton, the Public Hearing was closed at 7:40 p.m. on motion of George Blaso and second by Peter Pierce.

The Planning Board Minutes of June 26, 2019 were then approved on motion of Peter Pierce and second by George Blaso.

OLD BUSINESS:

The Bernas Sub-Division Application was approved on motion of George Blaso, second by Peter Pierce. Resolution passed. Mr. Fulton prepared checks to cover the Public Hearing Publication bill (\$27.96) and the (1) lot subdivision (\$50.00) fee.

NEW BUSINESS:

Michael Packer then proceeded to present information regarding the Cross Road/New Turnpike Lot Improvement in Town of Cochection, N.Y. SBL#1/-/1/13.3/Van Houten and 1.-1-15/Johnson. The Application is a Lot Improvement project adding 0.33 acre to the Johnson parcel for a combined total of 1.10 acres.

Discussion followed seeking clarification of the information presented. The Lot Improvement Application was approved on motion by Jim Crowley and second by Peter Pierce. The Resolution passed. Mr. Michael Packer prepared the check of \$150.00 dollars fee for the Lot Improvement Application.

Mr. Peter Petersheim then presented the following information of a proposed minor sub-division located at Cross Road, Town of Cochection, N.Y.:

- + The project includes (3) SBL# - 2.-1-1.6, 2.-1-1.3 & 2.-1-1.5;
- + Perk Tests have been completed;
- + Surveyor's map;
- + Reportedly, (5) homes are projected to be built on these parcels.

Following much discussion, the Planning Board encouraged Mr. Petersheim to return to the next month's meeting with a revised surveyor's map showing property line change to reflect two parcels of property (this would be a lot improvement) to be approved. Following that step, then the Planning Board would proceed to the subdivision proposal for approval. Mr. Petersheim agreed to return to the next Planning Board Meeting scheduled for August 29, 2019 at 7:30 p.m.

Mr. Petersheim submitted a one hundred (\$150.00) dollar application fee.

There being no further business, the Planning Board Meeting adjourned at 8:30 p.m. on motion of George Walter & second by George Blaso.

Respectfully submitted,

Joy Bertsch, Clerk

Town of Cochection Planning Board