

**The Town of Cochection Planning Board**  
**Regular Meeting**  
January 31, 2013

Present: Sharron Cardone, Joe Manaseri, George Blaso, George Walter, & Earl Bertsch.

Also Present: George Fulton.

The meeting was opened with the pledge to the flag at 7:30PM.

A motion to approve the November 2012 minutes was made by Joe and seconded by Earl. All in favor with 2 absent (Neal & Jim).

Correspondence: Sharron reported that there will be a PB & ZBA Training on 2/11/13 at the SC Government Center.

**Old Business:** None

**New Business:**

1. George Fulton presented maps for a 2 lot simple subdivision on Bernas Road for the Bernas Subdivision ( SBL #11-1-18). It will be 2 lots, #1- 16.60 acres (vacant with roadway) and #2 - 93.66 with a house. Deep pit and perc tests were completed successfully. Pre-existing driveways were approved by the Town of Cochection Highway Dept. Present driveway width is 12-14'. A PH is scheduled for February.

**Other Business:**

1. George Fulton requested approvment of a Lot Improvement for John and Michelle Bernas III on Rt 52 to combine 3 lots to 1. It was approved by the town assessor but the county required approval by the PB. A motion for Negative Declaration and to appoint the PB as lead agent was made by Earl and seconded by Joe. All in favor with 2 absent. A motion to combine 3 lots to 1 lot – Lot Improvement was made by Earl and seconded by Joe. All in favor, with 2 absent
2. The PB members discussed criteria to be on the PB.
3. A motion was made by Earl and seconded by George W. to recommend to the TB that no decisions on gas drilling be made until the DEC regulations on this subject are published and reviewed. All in favor with 2 absent.

A motion to adjourn was made by George W. and seconded by George B. all in favor 8:45PM.

Respectfully submitted,

Lauren H. Bunch  
PB Clerk