

**The Town of Cochection Planning Board**  
**Regular Meeting & Public Hearing**  
March 29, 2012

Present: Sharron Cardone, Earl Bertsch, Jim Crowley, George Blaso, Neal Halloran & George Walter.

Also Present: Rene Fredenburg, Richard Fredenburg & Tom Ward

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

A motion to open the Public Hearing in the matter of the McKeegan & Brody 2 lot subdivision was made by Earl and seconded by Jim. All in favor with 1 absent. There was no public comment. A motion to close the Public Hearing was made by Jim and seconded by Earl. All in favor with 1 absent.

A motion to approve the December 2011 minutes was made by Earl and seconded by George W.. All in favor with 1 absent.

A motion to approve the February 2012 minutes was made by Jim and seconded by Earl. All in favor with Neal abstaining and 1 absent.

Correspondence: Sharron reported that we received correspondence for a Special Use Permit for the old Cochection VAC building to be used as a coffee house.

**Old Business:**

1. An application for the McKeegan & Brody 2 lot subdivision was presented by Tom Ward, engineer, with Rene Fredenburg representing Lisa Brody (owner). It is located on Buff Road, Cochection , SBL#17-1-1.1. Lot #1 would be 2.69 acres and lot #2 would be 59.14 acres with a house. Perc tests have been done and a driveway sight distance has been documented on the maps. Neal asked about requesting land dedication to the road. It was denied. A motion for Negative Declaration – Type 2 after review of the short form of the Environmental Assessment was made by Earl and seconded by Neal. All in favor with 1 absent. A motion for final approval of the subdivision was made by Jim and seconded by George B.. All in favor with 1 absent.
2. Jim attended 6 hours of classes ( Farmland Protection and SEQR at Monticello today). Earl attended 2 hours (SEQR).

**New Business:**

- 1.

**Other Business:**

1. Fracking materials, drilling procedures, pipes and prior well testing were discussed. Pros and cons of banning well drilling were also discussed. Sharron would like to see what the DEC decides before making a recommendation to the TB.
2. The need of a Special Use permit for the Heinle's General Store site was discussed. Sharron will look into it.

A motion to adjourn was made by George W. and seconded by Jim All in favor with 1 absent.

Respectfully submitted,

Lauren H. Bunch  
PB Clerk