

Town of Shandaken Planning Board
MINUTES FOR REGULAR MONTHLY MEETING 07/10/13

The public hearing was opened by Chair Joan Kalb at 7:00pm with the Pledge of Allegiance. The Secretary called the roll, advised that a quorum was present and that the meeting could commence.

Roll call:

Don Brewer	present
Art Christie	present
Joan Munster	present
Faye Storms	present
Cliff Rabuffo	present
Joanne Kalb	present
John Horn	present

Roll Call Summary: 7 present 0 absent

Others Present: Joseph Ramirez, Dennis Havel, Charles Bouton, William Tretter & spouse, Bob Kalb, Doris Bartlett

New Business: 2013-15 Sirgmund & Ragnhild Arp- Subdivision presented by Don Brewer of Brewer Land Surveying.

Don Brewer explained that there are two(2) residential homes on one lot, one of which is rented and owner is being assessed as commercial on entire lot and wishes to subdivide so that he is not taxed as commercial on entire lot. Several questions were presented to Mr. Brewer which included, but not limited too, current septic, number of wells and current rental status.

Motion to move to Zoning Board of Appeals for interpretation by Chair Kalb. It was also indicated to place on ZBA Agenda for July 17, 2013 meeting.

2013-14 Ramirez, Joseph with Havel, Dennis and Bouton, Charles & Schatzel, Charlene- lot line adjustment. Mr. Ramirez wishes to acquire small portion of land from 185 Pantherkill in order to have free and clear road access to and from the 20 acre lot he is purchasing at 193 Pantherkill. In addition to joining the 1/8 acre from 185 Pantherkill to 193 Pantherkill, they wish to also join a portion of 193 Pantherkill to 185 Pantherkill in same general vicinity. Purpose of this is to solely maintain the current acreage of 185 Pantherkill (4.82 acres) such that it stays in compliance with its zoning requirement.

Motion to approve lot line adjustment by Member Munster, seconded by Member Christie, all members present in favor.

1. Old Business: None

Other Business:

William Tretter appeared with spouse regarding possible subdivision or lot line adjustment for 3 parcels equaling 11 acres on Plank Road. Had questions about which route to take as they appeared for workshop which was cancelled. Wishes to evenly divide 3 parcels so that each conform to 1.5 acre zoning requirement.

Bob Kalb is here representing the Ulster County Planning Board. He stated that the county is "dead set" on getting rid of the railroad and wishes to put in a hiking trail. He also advised that Mr. Heinz has already put the cost of the scrap iron from this into the county budget at a figure of \$600,000.00 and the Legislature is not aware of the circumstances.

Discussion was held amongst members regarding zoning on Main Street, Pine Hill as well as, Phoenicia Library and the construction requirements with regards to FEMA regulations.

Discussion was also held amongst members and secretary concerning the lack of training, incorrect passwords, etc. as well as, the upcoming seminar regarding flood insurance rates and increase of same being held at The Emerson.

Motion was made by Art Christie to close the meeting; seconded by Joanne Kalb. All members present in favor.