

TOWN OF EAST GREENBUSH PLANNING BOARD

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MEMORANDUM

EAST GREENBUSH PLANNING BOARD MEETING MINUTES

July 13, 2011

Members:

Chairman Dean Kennedy
Don Panton
Bob Davey
Matt Polsinello

Also Present:

Tim Nugent, Planning Board Attorney
Rich Benko, Town Engineer
Alison Lovely, Planning Board Secretary

Alternate Members:

Judy Condo
Pete Stenson

CALL TO ORDER / DETERMINATION OF QUORUM

Chairman Kennedy called the meeting to order and determined that a quorum of four (4) members and two (2) alternates were present. Joe Kelly & Lew Dubuque were absent. The alternates will be a voting member tonight. Introductions were made. Chairman Kennedy said a few words in memory of a long time friend and member of the Board, Bill Ritz who passed away on Monday, June 27, 2011. A moment of silence was also held in his honor.

REFERRALS-REPORTS & RECOMMENDATIONS

ZBA Appeal #2011-12-Warren Kretzschmar-St. Clair Ave. (vacant land) -2 Area Variances-Rear and Side Setback-Propose S.F. Dwelling-report by Don Panton

Don Panton stated that Mr. Kretzschmar is proposing a single family dwelling on a vacant lot on St. Clair Ave that belonged to his father. Two area variances are required, one of the side and one for the rear setback. Mr. Panton stated the Mr. Kretzschmar offered the property to the woman who bought his fathers house directly behind the vacant lot but she refused to buy it. A ranch style home is proposed. Mr. Panton recommends that the Zoning Board of Appeals grant the requested Area Variance.

MOTION: A motion was made by Don Panton as follows: **The Town of East Greenbush Planning Board recommended that the Zoning Board of Appeals grant the requested Area Variance.**

Second by Judy Condo & roll called as follows:

D. Kennedy-YES; D. Panton-YES; B. Davey-YES; M. Polsinello-YES; P. Stenson-YES; J. Condo-YES

MOTION CARRIED BY A 6-0 VOTE

OLD BUSINESS:

FIACCO-SITE PLAN

(10-04)

Rich Benko gave an update to the Board in regards to the Fiacco site plan on Route 4. The site plan was approved on March 23, 2011 and one of the conditions of Planning Board approval was that the applicant had to provide the front view elevation to the Planning Board prior to applying for a Building Permit. Therefore, that condition has been met.

FED EX-MINOR SITE PLAN MODIFICATION

(09-12)

Chris from Boswell Engineering presented the minor site plan modification to the Board. Chris stated that at first it was thought that a retaining wall might be needed on the Route 4 side of the site. It has been determined and recommended to the Planning Board that there is no need for a retaining wall and to leave the area near Route 4 as is.

MOTION: A motion was made by Chairman Kennedy as follows: **The Town of East Greenbush Planning Board hereby states that this modification falls under the original Negative Declaration that was issued under SEQRA and grants final approval subject to the following;**

- **Satisfying outstanding technical details as determined by the town planning department.**

Second by Don Panton & roll called as follows:

D. Kennedy-YES; D. Panton-YES; B. Davey-YES; M. Polsinello-YES; P. Stenson-YES; J. Condo-YES

MOTION CARRIED BY A 6-0 VOTE

NEW BUSINESS

NONE

Dean Kennedy commented that Bob Davey has submitted his resignation to the Board. He is moving out of the area.

NEW ZBA REFERRALS

ZBA Appeal #2011-14-Larry Jones-128 Springhurst Drive-Area Variance-Accessory Building in Front Yard –Shed - assigned to Pete Stenson and report due on July 27, 2011

ZBA Appeal #2011-15-Jennine Boisvert-373 Elliot Road-Area Variance-Side Setback – Proposed addition to existing garage - assigned to Matt Polsinello report due on July 27, 2011

ZBA Appeal #2011-16-Michael Rock Jr.-235 Spring Ave.-2 Area Variances-Rear & Side Setback –Removing existing garage and replacing with a larger garage - assigned to Judy Condo report due on July 27, 2011

REVIEW AND APPROVAL OF THE APRIL 27, 2011 MINTUES

Motion to approve June 22, 2011 meeting minutes by Chairman Kennedy. Second by Pete Stenson. Motion carried by a 4-0-2 vote.

ADJOURMENT

There being no further business before the Board, the meeting was adjourned by Chairman Kennedy. Seconded by Pete Stenson. Carried by a 6-0 vote.

Respectfully Submitted

Alison Lovely
Planning Board Secretary

