

Dennis O'Malley, Planning Board Chair  
Dale Warner, Town Planner  
Jennifer Friello, Clerk  
Teresa Bakner, Board Attorney



TOWN OF DUANESBURG  
SCHENECTADY COUNTY

Jeffrey Senecal, Vice Chairperson  
Elizabeth Novak, Board Member  
Lynn Lestage, Board Member  
Martin Williams, Board Member  
Phillip Sexton, Board Member  
Thomas Rulison, Board Member  
Jeffrey Schmitt, Alternate Member  
Michael Harris, Alternate Member

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Town of Duanesburg  
Planning Board Minutes  
August 17, 2017  
**Final Copy**

**MEMBERS PRESENT:** Dennis O'Malley Chairperson, Jeffrey Senecal, Elizabeth Novak, Lynn Lestage, Martin Williams, Michael Harris Alternate, and Jeffrey Schmitt Alternate. Also attending, T.J Ruane Board Attorney and Jennifer Friello Clerk.

**INTRODUCTION:**

Chairperson Dennis O'Malley opened the meeting at 7:03pm. Dennis welcomed everyone to tonight's Planning Board meeting.

**OPEN FORUM:**

Closed at 7:04

**PUBLIC HEARINGS:**

**RER Energy Group:** SBL# 75.00-1-12.11, (R-2) located at Duanesburg Rd is seeking a Special Use Permit under Local Law # 107-2016 of the Town of Duanesburg Zoning Ordinance. Joe Henns of Ingalls and Associates and Glen Smith of RER Energy Group gave the presentation to the audience. Mr. Henns informed the Board that a DOT curb cut has been applied for and will email a copy to the Board clerk. RER Energy group has been granted an area variance with the Zoning Board of appeals. A copy of the Zoning Board determination and site visit are attached.

Richard Hoffman 2581 Thousand Acre Rd- is concerned with the water runoff impacting his land.

**Senecal/Lestage** made a motion to close the public hearing at 7:09.

Senecal yes, Lestage yes, Harris yes, Schmitt yes, Williams yes, Novak yes and O'Malley yes.

**Approved**

**Novak/Senecal** made the motion to reaffirm our preliminary SEQRA finding of a negative impact declaration as no changed circumstances were identified.

Novak yes, Senecal yes, O'Malley yes, Lestage yes, Harris yes, Schmitt yes and O'Malley yes.

**Senecal/Novak** made a motion for approval for the special use permit application by **RER Energy Group**.

Senecal yes, Novak yes, Williams yes, Schmitt yes, Harris yes, Lestage yes and O'Malley yes.  
**Approved.**

**Novak/Senecal** made a motion to rescind the approval for **RER Energy Group**.

Novak yes, Senecal yes, O'Malley yes, Lestage yes, Harris yes, Schmitt yes and Williams yes.  
**Approved.**

**Novak/Senecal** read a resolution for approval for the special use permit application by **RER Energy Group** with the following contingency that a DOT curb cut be applied for. (see attached)

Novak yes, Senecal yes, O'Malley yes, Lestage yes, Harris yes, Schmitt yes and Williams yes.  
**Approved.**

**DiCaprio, Jennifer:** SBL# 35.09-1-24, (R-1) located at Batter St is seeking a Special Use Permit under section 6.4 (5) of the Town of Duanesburg Zoning Ordinance. Ms. DiCaprio gave her presentation to the audience seeking a special use permit to construct a cold storage garage on the vacant lot.

**O'Malley/Williams** made a motion for continuation of the public hearing on September 7, 2017 at 7:00pm.

O'Malley yes, Williams yes, Schmitt yes, Harris yes, Lestage yes, Senecal yes and Novak yes.  
**Approved**

#### **MINUTES APPROVAL:**

**Lestage/Novak** made a motion **to approve the July 20, 2017 Planning Board Meeting minutes with correction.**

Lestage yes, Novak yes, Williams abstained, Schmitt yes, Harris abstained, O'Malley yes, Senecal yes. **Approved.**

#### **OLD BUSINESS:**

**None**

**NEW BUSINESS:**

**Rhoades, Charles:** SBL# 65.00-2-15, (R-2) located at Alexander Rd is seeking a Special Use Permit under section 8.4 (7) of the Town of Duanesburg Zoning Ordinance. Joanne Darcy Crum land surveyor gave a brief presentation on behalf of Mr. Rhoades. Ms. Crum informed the Board that they were presenting a new application.

**Whittaker, Lisa:** SBL# 75.00-2-11.2, (H) located at 10534 Duanesburg Rd is seeking a Special Use Permit under section 9.4 (7) of the Town of Duanesburg Zoning Ordinance. Ms. Whittaker gave her presentation to the Board.

**Novak/O'Malley** made the motion to **declare the Planning Board as the lead agency for the SEQRA review of this unlisted action.**

Novak yes, O'Malley yes, Lestage yes, Harris yes, Schmitt yes, Williams yes, Senecal yes.  
**Approved.**

**Novak/Senecal** made a motion to **declare our preliminary SEQRA to be a negative impact declaration for this unlisted action.**

Novak yes, Senecal yes, O'Malley yes, Lestage yes, yes, Harris yes, Schmitt yes, Williams yes.  
**Approved.**

**Williams/Lestage** made a motion to **hold a Public Hearing for the Whittaker, Lisa application on September 21, 2017.**

Williams yes, Lestage yes, Harris yes, Schmitt yes, Novak yes, Senecal yes, O'Malley yes.  
**Approved**

**SKETCH PLAN REVIEW:**

**None**

**OTHER:**

**None**

**ADJOURNMENT:**

**Senecal/Lestage** made the motion **to adjourn at 8:07pm.**

Senecal yes, Lestage yes, Harris yes, Schmitt yes, Williams yes, Novak yes, O'Malley yes.  
**Approved.**