

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

Town of Duanesburg
Planning Board Minutes
August 17, 2017
Draft 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.