

**PLANNING BOARD REGULAR MEETING JANUARY 27, 2021 AT 7:00PM**

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**Members present:** Chairwoman Severance, Alan Hipps, Dwight Anson, Cynthia Fairbanks, Chris Maron and Ken White

**Guest Present:** George Hainer and Catherine Simmer

**OPEN THE REGULAR MEETING AT 7:07 PM ON JANUARY 27, 2021**

Chairwoman Severance: Called this regular meeting to order at 7:07 pm.

Chairwoman Severance: Has everyone had a chance to review the minutes?

Chairwoman Severance: Do we have a motion to approve the minutes?

Mr. White: I'll make that motion.

Mr. Hipps: I'll second that motion.

Chairwoman Severance: All in favor? Approved.

- **Resolution 2021-1 Approval of Minutes**

**Resolved:** To approve the minutes of December 16, 2020.

**Moved by:** Mr. White

**Seconded by:** Mr. Hipps

**In Favor:** Mr. Anson, Ms. Fairbanks, Mr. Hipps, Mr. White, Mr. Maron and Chairwoman Severance

**Opposed:** None

Mr. Hainer: The Shetler's currently have a 170-acre lot that they would like to divide into two lots. Creating one vacant 83-acre lot and one 87-acre lot with an existing single-family dwelling. The APA has issued a Class A permit to authorize a two-lot subdivision in an area classified Rural Use on the Adirondack Park Land Use and Development Plan Map in the Town of Westport, Essex County. This subdivision has been approved by the APA now it is at the Town level. The Planning Board needs to set a public hearing and schedule as site visit, if desired.

- **Resolution 2021-Classification of Shetler Project as a minor two lot subdivision**

**Resolved:** To classify Levi and Annie Shetler's project, 314 Sherman Road, Tax Map No. 57.4-2-20.100, as a minor two lot subdivision.

**Moved by:** Mr. Hipps

**Seconded by:** Mr. White

**In Favor:** Mr. Anson, Ms. Fairbanks, Mr. Hipps, Mr. White, Mr. Maron and Chairwoman Severance

**Opposed:** None

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Mr. Maron: I would like a site visit. Do we need to make sure there is a buffer along the streams? We need to make sure the stream banks are not mud from cows grazing in the streams affecting the water quality. There is also a wildlife preserve, Split Rock Wild Way, that goes all through that area.

Mr. Hainer: The APA is hands off when it comes to farming. You can flag items on the SEQR form and the map.

Mr. Hipps: Does the Split Rock Wild Way go through there?

Mr. Maron: It goes all through there.

Mr. Hainer: Pointed out the wetlands on the map. There are quite a few wetlands on the property.

The board continued to have a discussion about the Split Rock Wild Way. They decided it was necessary to plan a site visit to the Shetler property.

The site visit has been scheduled for Tuesday, February 9, 2021 at 10:00am.

The public hearing has been scheduled for Wednesday, February 24, 2021 at 7:00pm.

Ms. Fairbanks: Anything happening in the store?

Mr. White: I heard they are turning it into apartments.

Mr. White: I make a motion to adjourn.

Mr. Hipps: I second that motion.

Chairwoman Severance: All in favor? Adjourned.

**• Resolution 2021-3 Adjournment**

**Resolved:** To adjourn the meeting at 7:28 p.m.

**Moved by:** Mr. White

**Seconded by:** Mr. Hipps

**In favor:** Mr. Anson, Ms. Fairbanks, Mr. Hipps, Mr. White, Mr. Maron, Chairwoman Severance

**Opposed:** none

Respectfully submitted,

Catherine L. Simmer, Secretary