

TOWN OF STILLWATER
PLANNING BOARD MINUTES
MEETING OF APRIL 16, 2007

Present: Chairman Richardson, Michael Van Patten, Patricia Paduano, Peter Buck, Paul Tompkins and Tom Rinaldi

Excused: John Girard

Also Present: David Connors-Director of Building, Planning & Development, Scott Ronda-Town Attorney and Joel Bianchi-Town Engineer

Absent: Tammy Russell

7:30 PM the meeting was called to order with a motion to approve the minutes of the previous Planning Board meeting.

MOTION to approve the minutes of the 04/02/07 Planning Board meeting. Made by P. Paduano, seconded by T. Rinaldi.

MOTION CARRIED 7-0.

D.A. Collins
2 Lot Minor Subdivision
Route 67 - PB 2007-03-252.-2-39.1

An updated map depicting the septic system and the public water source was presented to the Planning Board for their review. After discussion of the setbacks for this zoning district, it was determined that the property lies in the Industrial District. If the subdivision is approved, there would be encroachment in the side yard setback. J. Bianchi stated that the line for the subdivision could be moved over in order to allow the 30 ft setback that is required. The Planning Board agreed to render conditional approval to the applicant providing he makes the necessary changes as requested by the Board. The developer agreed to the conditions set forth by the Planning Board.

MOTION to approve Resolution 2007-06 which determines that the proposed action by the applicant will not have a significant impact on the environment. Made by T. Rinaldi, seconded by M. Van Patten.

A roll call vote was taken:

M. Van Patten	Yes
P. Paduano	Yes
P. Buck	Yes
J. Girard	Absent
P. Tompkins	Yes
T. Rinaldi	Yes
Chairman Richardson	Yes

MOTION CARRIED 6-0.

MOTION to approve Resolution 2007-07 granting conditional approval to the 2-lot Minor Subdivision application of D.A. Collins contingent upon submission of a new subdivision map adjusting the east side boundary line, made by P. Tompkins, seconded by P. Paduano

A roll call vote was taken

M. Van Patten	Yes
P. Paduano	Yes
P. Buck	Yes
J. Girard	Absent
P. Tompkins	Yes
T. Rinaldi	Yes
Chairman Richardson	Yes

MOTION CARRIED 6-0.

John Retell
2 Lot Minor Subdivision
NYS Route 423 – PB 2007-05

Mr. & Mrs. Retell represented themselves before the Planning Board and presented a plan for a 2-lot Minor Subdivision of their property on NYS Route 423. There was discussion on the length of the proposed driveway resulting in the Board requesting the applicants to provide an area that would allow for two emergency vehicles to pass by each other. J. Bianchi indicated that perc tests and

test pits must also be included on the map, NYS DOT approval would be required for the two curb cuts for the driveways and also noted that a driveway culvert would be required. The applicants were given a set of standard notes for inclusion on the map.

MOTION to approve Resolution 2007-08 which determines that the proposed action by the applicant will not have a significant impact on the environment. Made by P. Buck, seconded by M. Van Patten.

A roll call vote was taken

M. Van Patten	Yes
P. Paduano	Yes
P. Buck	Yes
J. Girard	Absent
P. Tompkins	Yes
T. Rinaldi	Yes
Chairman Richardson	Yes

MOTION CARRIED 6-0.

MOTION to approve Resolution 2007-09 granting conditional approval to the 2-lot Minor Subdivision application of John Retell contingent upon submission of a final subdivision map depicting perc test and test pits for an on-site septic system. Made by P. Buck, seconded by M. Van Patten

A roll call vote was taken

M. Van Patten	Yes
P. Paduano	Yes
P. Buck	Yes
J. Girard	Absent
P. Tompkins	Yes
T. Rinaldi	Yes
Chairman Richardson	Yes

MOTION CARRIED 6-0.

Saratoga Water Services
Alec Mackay
Pre-Application Conference

Alec Mackay was present to address the Board. Mr. Mackay informed the Board that his plans call for bringing a waterline down Cold Springs Road. Detailing some history, Mr. Mackay indicated that his water company is the largest private water utility in the capital district. Mr. Mackay stated that his company is proposing to get approvals in line lay down waterline along the areas of the Luther Forest Tech Park due to concern that the County Water Authority may have some difficulty in completing their proposal in a timely manner.

Old Business

There was no old business discussed.

New Business

There was no new business discussed.

MOTION to adjourn the 04/16/07 Planning Board meeting, made by P. Buck, seconded by T. Rinaldi.

MOTION CARRIED 6-0.

The meeting adjourned at 8:15 pm.

Respectfully submitted,

Tammy Russell*

*These minutes were transcribed from audio and notes, I was not present for this meeting.