

**PLANNING BOARD MEETING
TOWN OF STILLWATER
STILLWATER TOWN HALL
September 25, 2023 @ 6:00 PM**

Present:

**Chairman Frank Bisnett (FB), Chairman
Peter Buck (PB), Vice-Chairman
Carol Marotta, (CM) Alternate Member
Kimberlee Marshall (KM)
Randy Rathbun, (RR) Member
Timothy Scrom (TS) Alternate Member
Dale Smith, (DS) (Arrived @6:04)**

Also Present:

**Ryan Pezzulo, Attorney for the Town
Paul Male, Town Engineer, (PM)
Lindsay (Zepko) Buck, Senior Planner (LB)
Ellen Vomacka, Town Board Liaison
Judy Wood-Zeno, Assistant to Planning Department
Sheila Silic, Secretary**

Absent:

**Eliot Cresswell (EC) Member
Marybeth Reilly (MR) Member**

Pledge:

Chairman Bisnett called the meeting to order at 6:00 PM and led everyone in the Pledge to the Flag.

Review and approval of minutes of Planning Board meeting:

Ms. Reilly made a motion to approve the August 25, 2023 meeting minutes, seconded by Mr. Rathbun. A roll call vote was taken.

Chairman Bisnett	Yes
Member Buck	Yes
Alternate Member Marotta	Yes
Member Marshall	Yes
Member Rathbun	Abstained
Member Scrom	Yes
Member Smith	Yes

PB2023-13 Vincent (Phillips Road) Minor Subdivision, 16 Phillips Road

Chairman Bisnett recognized Mr. James Vianna of James Vianna Land Surveyor PLLC who is representing Mr. John Vincent and Mr. Cody Daigle.

Mr. Vianna:

The applicant is proposing to subdivide the parcel into 3-Lots for single-family dwellings.

This parcel was known as the Old Phillips Farm located on the east side of Phillips Road in the T2 Zoning District and consists of 24.13+/-acres. The parcel is adjacent to the Saratoga National Historic Park. Lot 1 consists of 11.25+/-acres. Lot 2 has an existing house and barn which is in a state of disrepair and consists of 11.25+/- acres. Lot 3 consists of 2+/-acres with a portion of the property being divided by Phillips Road. Each lot will have onsite septic systems and wells.

There are no wetlands on the parcel. The applicant has found an archeologist to do the archeological study of Phase 1A and Phase 1B which could take 7 months. The letter from SHPO has been submitted to the Planning Department.

Mr. Bisnett:

Asked Mr. Male if there are any outstanding issues regarding the project.

Mr. Male:

He there are no outstanding issues with the project.

Mr. Bisnett:

Asked Ms. Lindsay Buck if she received the Saratoga County Planning Boards response.

Ms. Lindsay Buck:

The Saratoga County Planning Boards response regarding the project was” In light of the August 15, 2023 correspondence from NYS Parks, Recreation and Historic Preservation, the Saratoga County Planning Board suggests that a note be placed on the subdivision map reiterating the need of an archeological investigation for components of the project that involves ground disturbance.”

Chairman Bisnett:

Asked if anyone wished to comment, hearing none he asked for a motion to close the public hearing. Mr. Rathbun made a motion to close the public hearing, seconded by Mr. Scrom. A roll call vote was taken.

Chairman Bisnett	Yes
Member Buck	Yes
Alternate Member Marotta	Yes
Member Marshall	Yes
Member Rathbun	Yes
Alternate Member Scrom	Yes
Member Smith	Yes

Chairman Bisnett asked if anyone had any further questions or concerns, and hearing none, he asked to move to discussion of SEQRA.

**TOWN OF STILLWATER
PLANNING BOARD
2023 RESOLUTION NO. 27**

**A Resolution Making a SEQRA Determination for the application of Vincent and Daigle
for a Minor Subdivision at 16 Phillips Road.**

WHEREAS, Vincent and Daigle have made an application for a minor subdivision for property at 16 Phillips Road more particularly described as tax parcel number 208.-1-11; and;

WHEREAS, the applicant has submitted a fully completed Short Environmental Assessment Form (SEAF); and

WHEREAS, pursuant to 6 NYCRR section 617.6, the Stillwater Planning Board is the appropriate lead agency for SEQRA review; and

WHEREAS, pursuant to the New York State Environmental Quality Review Act (“SEQRA”) the proposed action is a Type II action requiring SEQRA review; and

WHEREAS, the Planning Board has duly reviewed the SEAF and has considered the criteria contained in 6 NYCRR section 617.7 (c) to determine if the proposed action will not have a significant impact on the environment.

NOW, therefore, be it

RESOLVED, the Planning Board hereby determines that the action for a minor subdivision for property at 16 Phillips Road more particularly described as tax parcel number 208.-1-11, will not result in significant impacts on the environment and a negative declaration is hereby issued.

A motion by Alternate Member Marotta seconded by Alternate Member Scrom to adopt Resolution No. 27 of 2023.

A roll call vote was taken on Resolution No. 27 of 2023 as follows:

Chairman Bisnett	YES
Member Buck	YES
Member Reilly	ABSENT
Member Marshall	YES
Member Rathbun	YES
Member Smith	YES
Member Cresswell	ABSENT
Alternate Member Marotta	YES
Alternate Member Scrom	YES

Resolution No. 27 was Passed at a meeting of the Planning Board of the Town of Stillwater duly conducted on September 25, 2023.

**TOWN OF STILLWATER
PLANNING BOARD
2023 RESOLUTION NO. 28**

A Resolution Regarding the application by Vincent and Daigle for a Minor Subdivision at 16 Phillips Road.

WHEREAS, Vincent and Daigle have made an application for a minor subdivision for property at 16 Phillips Road more particularly described as tax parcel number 208.-1-11; and;

WHEREAS, pursuant to 6 NYCRR section 617.6, the Stillwater Planning Board is the appropriate lead agency for SEQRA review and made its SEQRA determination issuing a negative declaration in Resolution 27 of 2023; and,

WHEREAS, a public hearing was held on September 25, 2023 and there were no comments received from the public.

NOW, therefore, be it

RESOLVED, the Planning Board hereby approves the application for a minor subdivision for property at 16 Phillips Road more particularly described as tax parcel number 208.-1-11 subject to satisfactory completion of the following conditions:

1. Compliance with the engineering letter of Paul Male, P.E. dated August 29, 2023 along with a note added to the survey map stating that a Phase 1A and 1B study is required prior to disturbance to include construction and demolition.

A motion by Alternate Member Marotta seconded by Member Smith to adopt Resolution No. 28 of 2023.

A roll call vote was taken on Resolution No. 28 of 2023 as follows:

Chairman Bisnett	YES
Member Buck	YES
Member Reilly	ABSENT
Member Marshall	YES
Member Rathbun	YES
Member Smith	YES
Member Cresswell	ABSENT
Alternate Member Marotta	YES
Alternate Member Scrom	YES

Resolution No. 28 was Passed at a meeting of the Planning Board of the Town of Stillwater duly conducted on September 25, 2023.

PB2023-14 Hidden Acres (Urbanski) Minor Subdivision, 632 and 634 NYS Route 9P

Chairman Bisnett recognized Mr. David Bogardus of Northeast Land Survey & Land Development Consultants P.C. who is representing Mr. Joseph Urbanski.

Mr. Bogardus:

The proposed 2-Lot subdivision is located on the east side of NYS Route 9P in the RRD Zoning District and consist of 1.74-acres. The two single-family lots will have a shared driveway that will be agreed upon and documented through the attorneys. Lot 2A will consist of .73+/-acres, Lot 2B will consist of .81+/-acres, each lot will be serviced with public water and sewer and will have adequate site distance on NYS Route 9P for ingress and egress. Mr. Male's comment letter dated August 1, 2023 have been addressed. The applicant has received approval from Saratoga County Sewer District #1, the applicant is waiting on the approval from Saratoga County Water Authority and the curb cut permit from NYS DOT. The map shows the area of disturbance on the parcels.

Mr. Bisnett:

Asked Ms. Lindsay Buck if she received the Saratoga County Planning Boards response.

Ms. Lindsay Buck:

The Saratoga County Planning Boards response regarding the project "A NYSDOT work and curb cut permit will be required to gain access to NYS Rt 9P."

Mr. Male:

That note #5 on the map will cover the building lots. Asked Mr. Urbanski when he would be applying for the first building permit.

Mr. Urbanski:

They would be applying for the building permit in the spring.

Mr. Male:

Asked if both building permits would be applied for in the spring.

Mr. Urbanski:

Stated that only building permit will be applied for in the spring.

Mr. Bisnett:

Asked Mr. Male and Ms. Lindsay Buck if there are any outstanding issues regarding the project.

Ms. Lindsay Buck:

That she and Mr. Male have no issues regarding the updated map or the project.

Chairman Bisnett proceeded to open the public hearing and asked if anyone wished to comment.

Steven Fillipone 631 NYS Route 9P

He has concerns with the slope behind his residence regarding stormwater runoff and if they have mitigation in place for the stormwater runoff.

Chairman Bisnett:

Asked if anyone else wished to comment, hearing none he asked for a motion to close the public hearing. Mr. Rathbun made a motion to close the public hearing, seconded by Mr. Scrom. A roll call vote was taken.

Chairman Bisnett	Yes
Member Buck	Yes
Alternate Member Marotta	Yes
Member Marshall	Yes
Member Rathbun	Yes
Alternate Member Scrom	Yes
Member Smith	Yes

Ms. Marotta:

Asked about the driveway slope, elevation lines and each lot will need stormwater runoff mitigation.

Mr. Male:

That the driveway slope, elevation lines and stormwater runoff have been addressed in his September 25, 2023 comment letter.

Mr. Rathbun:

That it seems all the outstanding issues have been addressed.

Chairman Bisnett asked if anyone had any further questions or concerns, and hearing none, he asked to move to discussion of SEQRA.

**TOWN OF STILLWATER
PLANNING BOARD
2023 RESOLUTION NO. 29**

A Resolution Making a SEQRA Determination for the application by Hidden Acres – Urbanski for a Minor Subdivision at 632 and 634 NYS Route 9P.

WHEREAS, Hidden Acres – Urbanski has made an application for a minor subdivision for property at 632 and 634 NYS Route 9P more particularly described as tax parcel number 218.12-1-2.11; and;

WHEREAS, the applicant has submitted a fully completed Short Environmental Assessment Form (SEAF); and

WHEREAS, pursuant to 6 NYCRR section 617.6, the Stillwater Planning Board is the

appropriate lead agency for SEQRA review; and

WHEREAS, pursuant to the New York State Environmental Quality Review Act (“SEQRA”) the proposed action is a Type II action requiring SEQRA review; and

WHEREAS, the Planning Board has duly reviewed the SEAF and has considered the criteria contained in 6 NYCRR section 617.7 (c) to determine if the proposed action will not have a significant impact on the environment.

NOW, therefore, be it

RESOLVED, the Planning Board hereby determines that the action for a minor subdivision for property at 632 and 634 NYS Route 9P more particularly described as tax parcel number 218.12-1-2.11, will not result in significant impacts on the environment and a negative declaration is hereby issued.

A motion by Member Smith seconded by Alternate Member Marotta to adopt Resolution No. 29 of 2023.

A roll call vote was taken on Resolution No. 29 of 2023 as follows:

Chairman Bisnett	YES
Member Buck	YES
Member Reilly	ABSENT
Member Marshall	YES
Member Rathbun	YES
Member Smith	YES
Member Cresswell	ABSENT
Alternate Member Marotta	YES
Alternate Member Scrom	YES

Resolution No. 29 was Passed at a meeting of the Planning Board of the Town of Stillwater duly conducted on September 25, 2023.

**TOWN OF STILLWATER
PLANNING BOARD
2023 RESOLUTION NO. 30
A Resolution Regarding the application by Hidden Acres – Urbanski for a Minor
Subdivision at 632 and 634 NYS Route 9P.**

WHEREAS, Hidden Acres – Urbanski has made an application for a minor subdivision for property at 632 and 634 NYS Route 9P more particularly described as tax parcel number 218.12-1-2.11; and;

WHEREAS, pursuant to 6 NYCRR section 617.6, the Stillwater Planning Board is the appropriate lead agency for SEQRA review and made its SEQRA determination issuing a

negative declaration in Resolution 29 of 2023; and,

WHEREAS, a public hearing was held on September 25, 2023 and there was one comment received from the public requesting information regarding stormwater at the site.

NOW, therefore, be it

RESOLVED, the Planning Board hereby approves the application for a minor subdivision for property at 632 and 634 NYS Route 9P more particularly described as tax parcel number 218.12-1-2.11 subject to satisfactory completion of the following conditions:

1. Compliance with the engineering letter of Paul Male, P.E. dated September 25, 2023.

A motion by Member Smith seconded by Alternate Member Scrom to adopt Resolution No. 30 of 2023.

A roll call vote was taken on Resolution No. 30 of 2023 as follows:

Chairman Bisnett	YES
Member Buck	YES
Member Reilly	ABSENT
Member Marshall	YES
Member Rathbun	YES
Member Smith	YES
Member Cresswell	ABSENT
Alternate Member Marotta	YES
Alternate Member Scrom	YES

Resolution No. 30 was Passed at a meeting of the Planning Board of the Town of Stillwater duly conducted on September 25, 2023.

PB2023-18 Fane (Dyer) Mine Lot Line Adjustment, 74 George Thompson Road

Chairman Bisnett recognized Mr. Brian Holbriiter PLS Land Survey & Land Development who is representing The Schaghticoke Group, Inc.

Mr. Holbriiter:

Mr. Fane bought the property from Mr. Dyer in November of 2021 which is located on the west side of George Thompson Road. A boundary survey has been completed of the Dyer parcel and a 19.28-acre lot which includes the majority of the mining area as permitted by H2H Geoscience Engineering. The remaining 47.50-acre parcel will be conveyed back to Mr. Dyer and will be merged with the 5-acre house parcel. The haul road and the stormwater are located on a parcel owned by the City of Mechanicville until the mining is completed. There were several parcels sold to the City of Mechanicville in the 1920's.

Mr. Rathbun:

Asked if Mr. Fane is mining the parcel.

Mr. Holbritten:

That is correct but the majority of the good gravel has been used.

Ms. Marotta:

Asked Mr. Holbritten where Mr. Dyer's parcel is on the map and the portion to be added to the parcel.

Mr. Holbritten:

Showed Ms. Marotta on the map the Dyer parcel and the portion to be added.

Ms. Marotta:

The dumping of the silt from the Mechanicville Reservoir dredging project onto a section of the Dyer Mine.

Mr. Rathbun:

Asked if the applicant would be expanding the mine.

Ms. Lindsay Buck:

Stated Mr. Dyer previously received Site Plan approval for the expansion of the mine.

Ms. Lindsay Buck:

Asked if there is a buffer around the mine.

Mr. Holbritten:

There is a 25 Ft. buffer around the mine.

Ms. Marotta:

Asked if there is portable screening for the material that is being used.

Mr. Holbritten:

The equipment is brought onto the premises and removed from the premises as needed.

Mr. Buck made a motion to waive the public hearing as the proposed amendment does not impact the surrounding neighbors, seconded by Mr. Scrom. A roll call vote was taken.

Chairman Bisnett	Yes
Member Buck	Yes
Alternate Member Marotta	Yes
Member Marshall	Yes
Member Rathbun	Yes
Alternate Member Scrom	Yes
Member Smith	Yes

Chairman Bisnett asked if anyone had any further questions or concerns, and hearing none, he asked to move to discussion of SEQRA.

**TOWN OF STILLWATER
PLANNING BOARD
2023 RESOLUTION NO. 31**

A Resolution Making a SEQRA Determination for the application by Dyer and Schaghticoke Group Lot for a Line Adjustment at the Fane Mine located at 74 George Thompson Road.

WHEREAS, Dyer and Schaghticoke Group has made an application for a Lot Line Adjustment for property known as the Fane Mine at 74 George Thompson Road, more particularly described as tax parcels numbered 252.-1-42.2 and 252.-1-42.1; and;

WHEREAS, the applicant has submitted a fully completed Full Environmental Assessment Form (FEAF); and

WHEREAS, pursuant to 6 NYCRR section 617.6, the Stillwater Planning Board is the appropriate lead agency for SEQRA review; and

WHEREAS, pursuant to the New York State Environmental Quality Review Act (“SEQRA”) the proposed action is a Type II action requiring SEQRA review; and

WHEREAS, the Planning Board has duly reviewed the FEAF and has considered the criteria contained in 6 NYCRR section 617.7 (c) to determine if the proposed action will not have a significant impact on the environment.

NOW, therefore, be it

RESOLVED, the Planning Board hereby determines that the action for a Lot Line Adjustment for property known as the Fane Mine at 74 George Thompson Road, more particularly described as tax parcels numbered 252.-1-42.2 and 252.-1-42.1, will not result in significant impacts on the environment and a negative declaration is hereby issued.

A motion by Alternate Member Marotta seconded by Alternate Member Scrom to adopt Resolution No. 31 of 2023.

A roll call vote was taken on Resolution No. 31 of 2023 as follows:

Chairman Bisnett	YES
Member Buck	YES
Member Reilly	ABSENT
Member Marshall	YES
Member Rathbun	YES
Member Smith	YES

Member Cresswell ABSENT
Alternate Member Marotta YES
Alternate Member Scrom YES

Resolution No. 31 was Passed at a meeting of the Planning Board of the Town of Stillwater duly conducted on September 25, 2023.

**TOWN OF STILLWATER
PLANNING BOARD
2023 RESOLUTION NO. 32**

A Resolution Regarding the application by Dyer and Schaghticoke Group for a Lot Line Adjustment at the Fane Mine located at 74 George Thompson Road.

WHEREAS, Dyer and Schaghticoke Group has made an application for a Lot Line Adjustment for property known as the Fane Mine at 74 George Thompson Road, more particularly described as tax parcels numbered 252.-1-42.2 and 252.-1-42.1; and;

WHEREAS, pursuant to 6 NYCRR section 617.6, the Stillwater Planning Board is the appropriate lead agency for SEQRA review and made its SEQRA determination issuing a negative declaration in Resolution 31 of 2023; and,

WHEREAS, on a motion by Member Buck, seconded by Alternate Member Scrom, the Planning Board waived the public hearing requirement for a lot line adjustment.

NOW, therefore, be it

RESOLVED, the Planning Board hereby approves the application for a Lot Line Adjustment for property known as the Fane Mine at 74 George Thompson Road, more particularly described as tax parcels numbered 252.-1-42.2 and 252.-1-42.1 subject to satisfactory completion of the following conditions:

1. Compliance with the engineering letter of Paul Male, P.E. dated September 18, 2023.

A motion by Member Rathburn seconded by Member Buck to adopt Resolution No. 32 of 2023.

A roll call vote was taken on Resolution No. 32 of 2023 as follows:

Chairman Bisnett	YES
Member Buck	YES
Member Reilly	ABSENT
Member Marshall	YES
Member Rathburn	YES
Member Smith	YES
Member Cresswell	ABSENT

Alternate Member Marotta YES
Alternate Member Scrom YES

Resolution No. 32 was Passed at a meeting of the Planning Board of the Town of Stillwater duly conducted on September 25, 2023.

PB2023-19 Hatfield Minor Subdivision, Colonial Road

Chairman Bisnett recognized Mr. Brian Holbriiter PLS Land Survey & Land Development who is representing Ms. Patricia Hatfield.

Mr. Holbriiter:

The applicant purchased the property located on Colonial Road in April of 2023. The previous owners had the parcel surveyed in 2020 selling 38-acres to Mr. David Anusesky. The applicant would like to subdivide the parcel into 3 buildable lots. Lot 2 consisting of 16.82-acres will be retained by Ms. Hatfield, Lot 3 consisting of 4.32-acres and Lot 4 consisting of 6.17-acres will be owned by her sons. The applicant is proposing a shared driveway for Lots 3 & 4 with a common access easement. The lots will be serviced by public water and public sewer with the Village of Stillwater approval. The parcel underwent a Phase 1 archeological study by the previous developer and there were two areas that will need further study as mapped by Hartgen Archeological Associates. The applicant will not be interfering with the archeological areas.

Ms. Marshall:

Asked why they are proposing a shared driveway instead of separate driveways.

Mr. Holbriiter:

They are proposing a shared driveway due to limited site distance.

Mr. Rathbun:

Stated that he believes that two separate driveways could be accomplished by placing the driveway for Lot 3 to the south of the archeological area.

Ms. Lindsay Buck:

The driveway would not be part of the Phase 1 archeological area.

Ms. Marotta:

Asked if there was a reason why the dwelling for Lot 2 was not placed further up on the lot.

Mr. Rathbun made a motion to table the project for engineering review, seconded by Ms. Marshall. A roll vote was taken.

Chairman Bisnett	Yes
Member Buck	Yes
Alternate Member Marotta	Yes
Member Marshall	Yes
Member Rathbun	Yes

Alternate Member Scrom	Yes
Member Smith	Yes

PB2023-20 Skidmore Horseshow (White Hollow Farm) Special Use Permit, 28 Brickhouse Rd

Chairman Bisnett recognized Ms. Adele Einhorn of Southbound Saratoga Management Group LLC who will be presenting the project this evening. Mr. Daniel Rodecker of Skidmore College Facility Services is also present this evening.

Ms. Einhorn:

They were before the Planning Board on October 10, 2019 and the Board granted the request to modify the Temporary Special Use Permit which was issued on June 25, 2018 to a permanent Special Use Permit. The water system project was completed in April 2022 and passed inspection by the NYS Department of Health. They did not have the funding to install the Dump Station for the campground at that time. That NYS Department of Health granted the facility a one-year extension to install the Dump Station which was completed in April 2023 and met all the required specifications. They were issued a campground permit for the 2023 horse show season. There have been no changes or modifications to the facility layout, there are no permanent structures added, there have been more horse shows added to the schedule which are much smaller than the June horse show. Due to the COVID outbreak and the setback in timing the permit expired on January 1, 2023. They are seeking a renewal of the Special Use Permit which was approved on November 18, 2019.

Mr. Scrom:

Asked if there are campers on the site.

Ms. Einhorn:

There are 24-campers on the site.

Mr. Rodecker:

The facility is setup for campers.

Ms. Einhorn:

The campground permit was a condition to allow campers on the facility.

Chairman Bisnett:

Asked when the Special use Permit expired.

Ms. Einhorn:

The permit expired in January 2023.

Chairman Bisnett:

Stated the Special Use Permit expired in January 2023 and the facility proceeded to have the horse shows knowing the permit had expired.

Mr. Male:

They were required to apply and pay for an operating permit for each event.

Ms. Einhorn:

That for every event they received an operating permit.

Mr. Scrom:

Asked if the facility has gate keepers.

Ms. Einhorn:

That is correct.

Mr. Scrom:

There was a fire at the facility the first year and the fire department could not find the camper.

Ms. Einhorn:

That has been corrected with better signage and there is now an emergency protocol in place and there are 3-safety employees.

Mr. Smith:

Asked about the proposed uses such as car shows and weddings.

Ms. Einhorn:

The proposed uses are the same as what were proposed with the approval of the Special Use Permit in November of 2019.

Chairman Bisnett:

Asked if this is an expansion of what was originally submitted.

Mr. Rathbun:

Asked about what changed with this submittal.

Mr. Male:

Stated that the Planning Board should review what was submitted in 2019.

Chairman Bisnett:

Asked what the facility events are allowed by the Zoning Code.

Ms. Lindsay Buck:

Read what events are allowed by the Zoning Code for the Planning Board.

Ms. Marotta:

The horse show is an asset to the Stillwater community.

Mr. Buck:

The facility is kept clean and is asset and an accomplishment to the Town of Stillwater.

Ms. Vomacka:

That the applicant has worked with the Town of Stillwater to complete what items were needed.

Mr. Pezzullo:

That the NYS Government wants to have events at agricultural facilities.

Mr. Rathbun:

Asked if the Building Department has received any complaints regarding the horse show.

Mr. Male:

Stated that the department has not received any complaints.

Mr. Rathbun made a motion to schedule the public hearing, seconded by Mr. Scrom. A roll call vote was taken.

Chairman Bisnett	Yes
Member Buck	Yes
Alternate Member Marotta	Yes
Member Marshall	Yes
Member Rathbun	Yes
Member Scrom	Yes
Member Smith	Yes

PB2023-22 Still Waters Christian Fellowship Sign, Stillpoint Lane and NYS Route 423

Chairman Bisnett recognized Ms. Ellen Vomacka who representing the Still Waters Christian Fellowship Church this evening.

Ms. Vomacka:

They have recently purchased the Stillpoint Retreat located at 20 Stillpoint Lane. They are proposing to place a sign on the property which was purchased in 2022 from Ms. Judith Ferris. The sign will be placed on the east side of Stillpoint Lane and NYS Route 423 which consist of 16-acres. The proposed sign is 4 Ft. by 8 Ft. with a small sign hanging underneath the larger sign. The sign will be illuminated by a solar light.

Ms. Marotta:

Asked is the sign is metal and what type of post are being used.

Ms. Vomacka:

Stated both the sign and post are wood.

Mr. Rathbun:

Asked about sight distance.

Ms. Vomacka:

The roadway was moved to give better sight distance for ingress and egress.

Ms. Marotta:

The sign is being placed where the roadway was originally.

Chairman Bisnett:

Asked Ms. Lindsay Buck if this had been referred to the Saratoga County Planning Board.

Ms. Lindsay Buck:

The Saratoga County Planning Board stated that they did not need to review the Site Plan for the sign.

Mr. Buck made a motion to waive the public hearing as the proposed amendment does not impact the surrounding neighbors, seconded by Mr. Scrom. A roll call vote was taken.

Chairman Bisnett	Yes
Member Buck	Yes
Alternate Member Marotta	Yes
Member Marshall	Yes
Member Rathbun	Yes
Alternate Member Scrom	Yes
Member Smith	Yes

Chairman Bisnett asked if anyone had any further questions or concerns, and hearing none, he asked to move to discussion of SEQRA.

**TOWN OF STILLWATER
PLANNING BOARD
2023 RESOLUTION NO. 33**

**A Resolution Making a SEQRA Determination for the application by Still Waters
Christian Fellowship for Site Plan Approval for a sign located at Stillpointe Lane and NYS
Route 423.**

WHEREAS, Still Waters Christian Fellowship has made an application for Site Plan Approval for a sign located at Stillpointe Lane and NYS Route 423, more particularly described as tax parcel 219-1-126; and;

WHEREAS, the applicant has submitted a fully completed Short Environmental Assessment Form (SEAF); and

WHEREAS, pursuant to 6 NYCRR section 617.6, the Stillwater Planning Board is the appropriate lead agency for SEQRA review; and

WHEREAS, pursuant to the New York State Environmental Quality Review Act (“SEQRA”) the proposed action is a Type II action requiring SEQRA review; and

WHEREAS, the Planning Board has duly reviewed the SEAF and has considered the criteria contained in 6 NYCRR section 617.7 (c) to determine if the proposed action will not have a significant impact on the environment.

NOW, therefore, be it

RESOLVED, the Planning Board hereby determines that the action for Site Plan Approval for a sign located at Stillpointe Lane and NYS Route 423, more particularly described as tax parcel 219-1-126, will not result in significant impacts on the environment and a negative declaration is hereby issued.

A motion by Alternate Member Marotta seconded by Alternate Member Scrom to adopt Resolution No. 33 of 2023.

A roll call vote was taken on Resolution No. 33 of 2023 as follows:

Chairman Bisnett	YES
Member Buck	YES
Member Reilly	ABSENT
Member Marshall	YES
Member Rathbun	YES
Member Smith	YES
Member Cresswell	ABSENT
Alternate Member Marotta	YES
Alternate Member Scrom	YES

Resolution No. 33 was Passed at a meeting of the Planning Board of the Town of Stillwater duly conducted on September 25, 2023.

**TOWN OF STILLWATER
PLANNING BOARD
2023 RESOLUTION NO. 34**

A Resolution Regarding the application by Still Waters Christian Fellowship for Site Plan Approval for a sign located at Stillpointe Lane and NYS Route 423.

WHEREAS, Still Waters Christian Fellowship has made an application for Site Plan Approval for a sign located at Stillpointe Lane and NYS Route 423, more particularly described as tax parcel 219-1-126; and;

WHEREAS, pursuant to 6 NYCRR section 617.6, the Stillwater Planning Board is the appropriate lead agency for SEQRA review and made its SEQRA determination issuing a negative declaration in Resolution 33 of 2023; and,

WHEREAS, on a motion by Member Buck, seconded by Alternate Member Scrom, the Planning Board waived the public hearing requirement for site plan approval.

NOW, therefore, be it

RESOLVED, the Planning Board hereby approves the application for Site Plan Approval for a sign located at Stillpointe Lane and NYS Route 423, more particularly described as tax parcel 219-1-126 subject to satisfactory completion of the following conditions:

1. Compliance with the engineering letter of Paul Male, P.E. dated September 19, 2023.

A motion by Member Rathburn seconded by Alternate Member Scrom to adopt Resolution No. 34 of 2023.

A roll call vote was taken on Resolution No. 34 of 2023 as follows:

Chairman Bisnett	YES
Member Buck	YES
Member Reilly	ABSENT
Member Marshall	YES
Member Rathbun	YES
Member Smith	YES
Member Cresswell	ABSENT
Alternate Member Marotta	YES
Alternate Member Scrom	YES

Resolution No. 34 was Passed at a meeting of the Planning Board of the Town of Stillwater duly conducted on September 25, 2023.

Ms. Marotta made a motion to adjourn seconded, by Ms. Reilly at approximately 7:45pm.