

Gallatin Planning Board
667 CR 7, Gallatin NY 12567
Meeting Minutes

ACCEPTED
April 22, 2019

Attending: Chairman Terry Porter, Larry Brody, Bruce Humphries, Mike L. Porter, Councilman Fraser Patterson, Mr. & Mrs. Stephen H. Bogdanffy, Anna Kirschner, Esq., and Wesley Chase

Absent: Phil Peeples

Chairman Porter called the April 2019 GPB meeting to order at 7:00pm.

Anna Kirschner, Esq., presented a proposed lot line adjustment conveying approximately 3 acres from Anthony & Francesco Vita, tax parcel 193.-2-30, to Stephen H. Bogdanffy, tax parcel 202.-2-4 & 193.-2-24. The adjustment would give Mr. Bogdanffy's parcels frontage on Stove Pipe Alley. There was discussion as to whether or not to make the lot line adjustment between the Vitas' parcel and the two parcels owned by Mr. Bogdanffy. Parcel 193.-2-24 is in several disjoined pieces and it seems much easier to just combine with 202.-2-4. It was decided that the approximately 3 acres will be proposed to be conveyed to only parcel 202.-2-4. There was also discussion concerning the need for the entire Bogdanffy parcel to be surveyed. While the GPB does not think it needs to be surveyed, Columbia County Real Property Services ultimately will make this determination. Ms. Kirschner will discuss with CCRPS to determine. Larry suggested that a determination should be made as to how the Forestry Declaration, Section 480-A, on the Vita property will be affected by this transfer.

Terry made a motion to grant Sketch Plan approval, Bruce 2nd, All were in favor.

Terry opened a public hearing for the conveyance of 1.5 acres from Sue Kilmer & Rosemarie Buzzeo, tax parcel 212.-1-71, to Uri Kollnesher & Neomi Kollnesher, tax parcel 212.-1-24.111. Wesley Chase of Chase Surveying appeared with maps showing lot line adjustment on Gallatinville Road. Wesley had submitted application package which included application form, SEAF, copies of deeds, Agricultural Data Statement, flood map and letter authorizing him to represent the owner at the March 25, 2019 GPB meeting. All paperwork appeared to be in order. Terry asked for public comment. There was no public comment. Terry made a motion to close the public hearing, Larry 2nd. All were in favor.

Terry made a motion to answer all questions of Part 2 of the SEAF in the negative and to grant preliminary & final approval for the lot line adjustment, Bruce 2nd.

Roll call vote:

Terry - Aye

Larry - Aye

Bruce - Aye

Mike - Aye

Wesley submitted \$25 balance due for Application Fee.

Terry noted that he had sent a letter of recommendation from the Planning Board to the ZBA regarding Gregg & Molly Salisbury, 1845 Jackson Corners Road, ZBA application for a variance to add an additional detached accommodation to their B & B.

As the regularly scheduled May GPB meeting will fall on Memorial Day, Terry will check with Lisa to find out if there are conflicts May 20, 2019. If not, we will meet then.

Draft minutes from the March 25, 2019, meeting were reviewed.

Terry made a motion to accept the minutes.

Bruce 2nd. All were in favor.

With no other business to discuss, Terry made a motion to adjourn at 7:50pm,

Larry 2nd All were in favor.

Respectfully submitted,

Terry Porter, Chairman