

January 23<sup>rd</sup>, 2018

Easton Town Planning Board

Burton Hall 1071 State Route 40 Greenwich, NY 12834

January 23, 2018      7:00 PM

Present: Boyce, Brand Finan, Sievers, Steffen, Stevens,  
Rec. Sec. Skiff  
Absent: Taylor  
Others: Bill Boyce Jr.

**Resolution Summary**

2913 Elect Margaret Brand, Secretary  
2914 Elect Joe Finan, Vice Chairman  
2915 Elect Robert Stevens, Chairman  
2916 Appoint Michelle Skiff, Planning Board Clerk  
2917 Approve 12/12/17 meeting minutes  
2918 Accept waiver BJ Farm Inc. #04-17  
2919 Approve Conditions of Approval BJ Farm Inc. 04-17  
2920 Adjourn meeting at 8:17 pm

The regular monthly Easton Planning Board meeting was called to order at 7:06 pm by Chairman Stevens. The first order of business was election of officers for 2018. The first office discussed was Secretary. A nomination of Margaret Brand was made with no other nominations. Motion by Sievers to elect Margaret Brand as Secretary, 2<sup>nd</sup> by Finan, all in favor 5 ayes, 1 absent Taylor, 1 abstain Brand, carried, Resolution 2913.

Vice Chairperson- Nomination of Joe Finan, no other nominations. Motion by Steffen to elect Joe Finan as Vice Chairperson, 2<sup>nd</sup> by Sievers, all in favor, 5 ayes, 1 absent Taylor, 1 abstain Finan, carried, resolution 2914.

Chairperson- Nomination of Robert (Bob) Stevens, no other nominations. Motion by Finan to elect Robert Stevens Chairperson 2<sup>nd</sup> by Brand, all in favor, 5 ayes, 1 absent Taylor, 1 abstain Stevens, carried, Motion 2915.

Planning Board Clerk- Motion by Brand to appoint Michelle Skiff as Planning Board Clerk, 2<sup>nd</sup> by Steffen, all in favor, 6 ayes, 1 absent Taylor, carried, motion 2916.

The December 12, 2017 meeting minutes were reviewed. No changes were made. Motion by Boyce to accept the December 12, 2017 meeting minutes, 2<sup>nd</sup> by Sievers, all in favor, carried, resolution 2917.

The board reviewed the by-laws concerning meeting notification after a question arose recently over the methods used to notify members. Article III, Section 2 and 4 state “each member shall be notified (may be by telephone) of the time, date, place.....”. Finan noted that the inclusion of

the clause in parenthesis may have been added because some board members may not have wanted their telephone numbers to be known. The board discussed ways of incorporating wording that would include modern communication devices. It was agreed that removing the clause “(may be by telephone)” would allow any means of communication to be used. Skiff and Brand will draw up the changes and present them for a vote at the February meeting.

A gentleman from California named Owen (last name indistinguishable) contacted Skiff and Stevens requesting information and documents relating to the Jennings Solar Farm project on Windy Hill Road. He is working with Tracy Materials who have a large parcel of land to develop in the same area. Finan stated he should submit a FOIL request to the town indicating what information he is looking for. Steffen noted that the acreage is a determining factor in how many kilowatts are allowed to be generated and that the Public Service Commission and NYSERDA could better provide that information.

Pippa Peters contacted Chairman Stevens about completing a lot line adjustment of her property next to the Library. She was inquiring about the requirements for the process. Skiff will contact her before the February meeting.

**BJ Farm Inc. 04-17**

Public hearing notice was read for the BJ Farm major re-subdivision #04-17 and the hearing was opened at 8:04 P.M. No comments were made and the hearing was closed at 8:06 P.M. Town of Easton Building Inspector Laverne Davis reviewed and signed the perk and deep hole rates. Chairman Stevens ask Mr. Boyce if the hole was ever dug. Mr. Boyce stated he had not because he has dug numerous perk holes in the same area for other buildings and the soil is the same at the site under review. Mr. Boyce submitted a waiver for the deep and perk hole tests. Motion by board member Boyce to accept the waiver of deep and perk hole test, 2<sup>nd</sup> by Sievers, all in favor, carried, resolution 2918. Motion by Brand to approve Conditions of Approval for BJ Farm Inc. major re-subdivision #04-17, 2<sup>nd</sup> by Finan, roll call vote

|              |              |                             |
|--------------|--------------|-----------------------------|
| Boyce- aye   | Brand- aye   | Finan- aye                  |
| Sievers- aye | Steffen- aye | Stevens- aye Taylor- absent |

Carried, resolution 2919.

Motion by Boyce to adjourn meeting at 8:17 P.M., 2<sup>nd</sup> by Sievers, all in favor, carried, resolution 2920.

I, Michelle Skiff, Clerk of Town of Easton Planning Board, do certify that these minutes are a true and correct copy of January 23, 2018 meeting.