



4. **Palaia:** (owners – David Palaia & Dawn Didomenico )  
**Subdivision** (location – 1 Wallace Rd.)

Cynthia states we received notice this afternoon that the Applicant would like to be taken off the Agenda for tonight. Cynthia states we were told that the Applicant would like to respond to the MDRA and Hahn Engineering Review Memos circulated this week. Cynthia states she guesses they felt that they didn't need to consult with the Board about which parts of the Memos they had to do at this point, and which parts could be held over. Cynthia states that was going to be the main purpose of the discussion tonight in order to clarify what we need in order to get the SEQR started. Cynthia states we may see the Applicant next time. Charlotte asks whether that would be on March 2<sup>nd</sup>. Cynthia states she thinks so. Cynthia states we will discuss later whether we are going to have a Work Session in February.

5. **Baxter Road LLC/Edmonds** (owner – Matthew Edmonds)  
**Wetland Permit** (location – 141 Baxter Rd.)

- Consider Draft Resolution of Approval Regarding Extension

Cynthia states this is an old Wetlands Permit and she believes this is the last Extension the Board may grant.

**Chairwoman motions that the Planning Board hereby grants Baxter Road LLC/Matthew Edmonds a Second Ninety-day Extension of their Wetland Permit Approval for 141 Baxter Road from February 25, 2016 to May 25, 2016, per written request from David Sessions. Charlotte Harris seconds. All in favor. No opposed.**

6. **Financial Report:**

- January, 2016

**Chairwoman motions that the Planning Board Approve the January, 2016 Financial Report. Gary Jacobi seconds. All in favor. No opposed.**

7. **Comments from the Chair:**

Cynthia states that Pam Pooley, the Co-chair of the CAC has arrived and asks Pam if she would like to give the Board a quick overview of the work the CAC is doing. Pam states yes. Pam states per the request of Warren Lucas and Cynthia Curtis, the CAC Members were asked to come up with Best Management Practices for property owners when they try to take on problems with invasive species with wetland areas on their properties without necessarily having to apply for a full Permit. Pam states this doesn't mean they wouldn't have to present some sort of a proposal to the Town. Pam refers to preparing a set of Guidelines and states they received the Best Management Practices Booklet from the Bridle Trails Association, and used it as a Template. Pam states the Board will see their document soon. Pam states they have come up with a four page piece that includes a list of plant material considered to be prominent invasive plants, and also includes suggested replacements. Pam states it is challenging because it has to do with sensitive controlled areas. Pam states they are concerned with Stormwater Regulations and the triggering of activities. Pam states this has to do with work that is being done in small areas. Pam refers to piloting a small space to remove invasive plants. Pam states she does not have the document in front of her, but having written it, it is pretty comprehensive. Pam states Cynthia has looked through the document already and it will be sent to Joe Bridges. Pam states the CAC met with Joe for an initial brainstorming session. Pam states the CAC goes out on inspections with Joe. Pam states she is familiar with this as she is a landscaper and works in these types of areas. Pam states the

idea is not to use machinery and hopefully encourage homeowners and farm owners to use Best Practices. Christopher asks what form this is expected to take and how it will be disseminated to the Town residents. Christopher asks whether it will be in the Newsletter. Cynthia states with the Bridle Trails we actually acknowledged it in the Wetlands Ordinance, and if someone is building a trail, as long as they follow the Best Management Practices, then they don't have to go through a Wetland Permit process every time they want to do maintenance or cut a new trail. Christopher states this will be an incentive. Cynthia states if a person wants to do something in their backyard where there are wetlands, such as remove invasive species, they will not have to go through the whole Wetlands Permit procedure. Cynthia states the CAC is trying to put together Guidelines for small scale work that does not have a lot of land disturbance. Charlotte refers to the Gizzi Project and asks whether it would be considered too big. Cynthia states yes, it would be too big. Pam states the area they are talking about would have to be within 625 square feet. Pam states the question is how to disseminate the information. Cynthia states if it does get passed by amending the Wetlands Ordinance, and is adopted by the Town Board, it would be added to the Code. Cynthia states there will also be a spring Newsletter. Charlotte confirms the Guidelines would be in the Code under the Wetlands. Pam states a Best Management Practices document will be added to the Code. Pam states this would be useful and it will be nice to get people to care about these sensitive areas.

Cynthia refers to another exciting thing the CAC is doing and states in the 1980's, when we wrote our first Conservation Easement, we wrote Guidelines which stated that once a year the Town would send someone out to do a quick overview to make sure the Conservation Easements were still looking the way they did the day we took them. Cynthia states the Town never engaged someone to do that and the responsibility sort of fell on the Building Department and they were not doing it. Cynthia states in 2006, having recognized it had been too long, we hired someone who went out and prepared fully documented Reports with pictures, but then it never happened again. Cynthia states the CAC has now been given permission from the Town Board. Pam states they are going to start with Bloomerside and will be working with Gloria Stein and the Open Land Foundation. Cynthia states kudos to the CAC.

Cynthia states she slipped a handout in the packets tonight. Cynthia states an item that is out of sync is the timeframe for Public Hearings. Cynthia states the next time we have a Work Session on Subdivision Regulations she is going to bring this document up. Cynthia states she didn't list the two types of Public Hearings that the ZBA has. Cynthia states she will add that information to the document. Cynthia states at some point we should pick one timeframe for everything because it gets very complicated. Cynthia refers to Railyard and states there are four Applications.

Cynthia states her inclination is to not have a February Work Session. Cynthia states she doesn't like to drag people out during in climate weather unless there is a real necessity. Cynthia states we will most likely have a Work Session in March. Cynthia confirms the Board Members are all available on March 2<sup>nd</sup>. Cynthia asks the Board whether they are available on March 16<sup>th</sup> for a Work Session. All of the Board Members are available except Christopher states he will be out of the Country.

## **8. Next Meetings:**

- Work Session – February 17, 2016 – cancelled
- Regular Meeting – March 2, 2016

## **9. Resolution:**

**Chairwoman motions to adjourn the Planning Board Meeting. Charlotte Harris seconds. All in favor. No opposed.**