

Town of Stuyvesant
Planning Board Meeting
July 24, 2023

Members in Attendance:

T. Hotaling, Chair
D. Fingar
K. Schneider
H. Gibbons
J. Belline
M. Stasi
T. Rappleyea-Town attorney
Multiple residents of the community

Not in Attendance: H. Leiser, G. Bury

Chairman T. Hotaling opens with the Pledge of Allegiance and calls the meeting to order.

Call to Order: 7:14 pm

Motion: to adopt the minutes from the June 26th meeting, made by K. Schneider; seconded by D. Fingar. All in Favor.

T. Hotaling addresses the room and explains there are two applications on the agenda tonight, a new application and a public hearing; the public hearing will be first.

P. Van Alstyne hands in the check, his receipts from the mailings and his completed part 2 of the SEQR. P. Van Alstyne asks if anyone has any questions about the small lot line adjustment. He explains the survey map and states that it is not going to be a separate lot, it gets merged with the 57 acres, mostly because the line goes down the center of the driveway, giving the driveway back and some protection along the side.

T. Hotaling asks if anyone from the public would like to make a comment. There are no comments made by the public.

Motion: to accept the application as submitted, made by J. Belline; seconded by D. Fingar. All in Favor.

T. Hotaling states the applicant is John C. Gilmer of Palm Springs, CA, the property location is at 154 Schoolhouse Rd. He adds the application is for a lot line adjustment on residential property, total acres are 48.80 acres, current land use is residential, and the adjacent land use is the same. He reads and reviews the questions from the Environmental Assessment Form.

Motion: to declare a negative declaration, made by J. Belline; seconded by D. Fingar. All in Favor.

Motion: to accept the Environmental Assessment Form and approve the application, made by J. Belline; seconded by K. Schneider. All in Favor.

T.Hotaling explains the next item on the agenda is an application from Anthony Altomer for a subdivision located at 402 County Route 46, Stuyvesant, NY with property consisting of about 141 acres. T. Hotaling addresses one of the applicants and asks if there are changes in the maps, he replies that there is a very slight change. He brings the map before the Board and explains. D. Fingar asks the reason for splitting the fields. The applicant replies that it is because that is the way they want to split up the hay fields. A. Altomer and another applicant approach the board. T. Rappleyea asks if the lots are contiguous. One of the applicants replies that they are not contiguous, that there are three parties involved and they were splitting them equally. They discuss making it four lots for the subdivision instead of three.

T.Hotaling states this will be scheduled for a public hearing next month. He and the applicant discuss what is needed for the public hearing. A. Altomer also stops to ask the secretary what is needed.

A resident states that Rudolph project was originally supposed to be on the agenda for tonight and wanted to know why they were not. T. Hotaling explains the agenda is subject to change.

A resident asks if the new submission for Rudolph will be available online. T.Hotaling states that it is still in the workshop phase, is a fluid changing set of documents, and has not been deemed complete yet.

A resident suggests that some towns no longer have public hearings for subdivisions, that it is all done in one meeting, but that requires a change to their subdivision laws. He asks that Tal look into it and see if that is appropriate for the Town. T.Hotaling notes the standing Zoning Revision Committee, suggests that he get samples from other towns, submit it to Ron so that the committee can review it.

A resident asks what happens to an application fee if that person does not act on their project. T.Hotaling asks to clarify, as the residents paid the fee but did not do anything. The resident asks, ELP paid their application fee and wants to know if that has been returned to them. T.Hotaling answers that they put in an application and went through the process. He asks for clarification as to why the resident thinks it would be returned and adds if they want to do anything they will need to come back with a new application. T. Rappleyea explains that generally speaking, once an application is filed and the fee is paid, that fee stays with the Town.

A resident asks if the time runs out if ELP will have to submit a fee with a new application. T.Hotaling answers that they have not come that far yet.

A resident asks about the ELP submissions, as one set being submitted and then a second amended set being submitted. T.Hotaling answers that they have not submitted any new applications at this time, once they do they will be on the agenda.

Motion: to adjourn the meeting, made by K. Schneider; seconded by J. Belline. All in Favor.

Adjournment: 8:00 pm

Respectfully submitted.

Patricia DeLong
Planning Board Secretary