

Town of Catskill Planning Board

Planning Board Meeting

June 8, 2021 6:30 PM

Robert C Antonelli Senior Center

Present: Chairwoman-Teresa Golden, Vice Chairman- Larry Federman (Virtually- Zoom Media), Brenda VanDermark , Bridgett Hernandez, William DeLuca, Heather Bagshaw, Secretary Patricia Case-Keel.

Absent : Angelo DiCaprio

Also Present: Ted Hilscher (Town Attorney), Kevin Schwenzfeier (Delaware Engineering) .

Chairwoman Teresa Golden opened the meeting with the Pledge of Allegiance to the flag.

Ms. Golden gave few opening remarks for tonight's meeting. Due to the Covid-19 pandemic, everyone attending in person was asked to maintain social distancing and it is strongly encouraged for any one not vaccinated to continue to wear masks, and If anyone is unwilling or unable to wear a face mask, she would recommend that they participate in the meetings virtually through the Zoom platform.

Also she would like to encourage everyone to participate in the Greene County broadband survey

The next Planning Board meetings will be June 22, 2021, and July 13, 2021. The Greene County Planning Boards next meeting will be July 21, 2021 and August, 2021. Any application requiring a 239 Review must submit all of the required materials 12 days prior.

At tonight's meeting the Board will holding be 2 public hearings. The Planning Board respectfully asks anyone participating to state their name and address, and limit their remark's to 3 minutes if possible. Participants should address the entire Planning Board and not to any specific member. Speakers should present their remarks in a courteous manner; observe the commonly accepted rules of decorum, dignity and good taste. Speakers who disregard these rules, disturb the peace at a meeting, make impertinent or slanderous remarks, or generally conduct themselves in an inappropriate manner, shall be barred from further participation and will forfeit any balance of time remaining for their comments. .

OLD BUSINESS:

Special Use Permit SUP-2-2021 Apple Realty Holdings (The Ranch) 5389 Rt. 32, Catskill.

This application was first before the Board on January 26, 2021 for the proposed use as an outdoor recreational facility. At that that time the Board classified the application as an unlisted uncoordinated review and declared lead agency. The application returned to the Board on April 27, 2021 with revised plans and the Board accepted the plans as preliminary, and a public hearing was scheduled for tonight's meeting. Prior to tonight's Public Hearing the applicant submitted revised plans on May 14, 2021, and Delaware Engineering reviewed the plans and submitted their assessment on May 18, 2021. A Public Hearing was opened on May 25, 2021 and then closed. The applicant was asked to address concerns raised by neighbors.

Scott Quimet and Darrin Elsom are engineers from Katterskill Associates and were representing the applicant at tonight's meeting . The applicant submitted revised drawings and responded to the memo submitted by the Planning Board engineer dated June 8, 2021.

Mr. Quimet stated he had spoken with his client and the cost of replacing the go carts with electric go carts would be unsustainable.

The Board discussed the proposed conditions, earthen berm for go cart track, 4' fencing, sewer easement, the batting cage netting enclosure, no amplified sound directed outwards., and the escrow account must be paid.

The applicant was given a copy of the draft resolution.

Ms. Golden stated the Board must consider noise mitigation.

Mr. Elsom state the noise will be addressed by the Towns noise ordinance and also the site is over 700' from any of the neighbors.

Ms. Bagshaw asked what the normal length of time is for a go carts on the track.

Mr. Quimet answered he did not know.

Ms. Hernandez stated the Board may want to make a site visit to the Saugerties go cart track.

Mr. Madison asked how this project may develop in the future.

Mr. Elsom answered the project would develop in accordance to the Town's rules and regulations.

The Board discussed the planting of trees It was agreed by the applicants representative for a condition to be added to any approval, indicating the applicant will plant evergreens on the east side of along Rt. 32 to act as a noise barrier.

Mr. Schwenzfeier read aloud part 2 of the SEQRA.

Ms. Bradshaw made a motion to declare a negative declaration for SUP-2-2021, seconded by Mr. DeLuca

Roll Call Vote

Mr. DeLuca	Aye
Mr. DiCaprio	Absent
Ms. VanDermark	Aye
Mr. Federman	Aye
Ms. Hernandez	Aye
Ms. Golden	Aye
Ms. Bagshaw	Aye Motion Approved.

Ms. Golden stated this application will be rescheduled for the Planning Boards June 22, 2021 meeting in order for the Board to finalize the resolution, and thanked the applicant for attending.

OTHER BUSINESS:

The Board reviewed the list of responsibilities with Mr. Hilscher.

The Board discussed the requirements for a special use permit extension.

Ms. Golden stated the Board can allow one extension for a special use permit, but any additional extension should require a new application, to ensure the projects haven't changed from the original approval.

Meeting minutes of May 11 2021 and May 25, 2021 were tabled.

Mr. DeLuca made a motion to adjourn, seconded by Ms. Bagshaw

Planning Board meeting ended at 8:52 PM

Respectfully Submitted,

Patricia Case-Keel
Planning Board Secretary

Approved as Amended 7/13/2021

