

February 13, 2013

**PINE PLAINS PLANNING BOARD MINUTES  
FEBRUARY 13, 2013  
7:30 PM**

**IN ATTENDANCE:** Don Bartles, Jr., Chairman  
Sarah Jones  
Kate Osofsky  
Vikki Soracco  
Steve Patterson  
John Forelle  
Ken Mecciarello  
Louisa Grassi, Alternate  
Peter Salerno, Alternate

**ALSO PRESENT:** Sandra David  
Drew Weaver  
Warren Replansky (arrived 7:40 PM)  
Two members of the public

Chairman Bartles called the meeting to order at 7:30 pm.

Bartles advised that Replansky asked to speak to the Board with regard to Carvel but was not yet present.

**VTM HOLDINGS:** No show.

**BANK OF MILLBROOK:** No show.

**OTHER BUSINESS:** Jones made a motion to accept the October 2012 and November 2012 minutes; second by Patterson. All in favor. Motion passed.

Bartles stated he would not be available for the March 13 meeting and would like someone to step forward to Chair the meeting. Bartles stated the meeting could also possibly be moved. It was decided to move the March 13 meeting to March 20. Proper will do notices.

Short discussion of VTM Holdings ZBA conclusions. Bartles stated they are reapplying with a 25% increase instead of 50%.

Replansky arrived at 7:40 pm. Replansky read the letter from Jennifer Van Tuyl into record (attached). Replansky stated that at the Planning Board's suggestion he had advised her the Planning Board would prefer to scrap what she had drafted and go back to an earlier 2011 draft. Replansky asked the Board what they wanted to do at this point. Discussion of escrow agreement followed. Jones stated that the Planning Board decided that they were ready to deal with the Scoping Document. She stated they haven't come to us with a Scoping Document. Replansky stated you need to have the escrow agreement when the Scoping Document is received. Jones stated there is nothing preventing them from

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submitting a Scoping Document and when it is received the Board would have to deal with it. Jones stated once we have the document then we would have to deal with the escrow and consultants. Bartles stated they wanted some indication from the Town Board on the NND before they would proceed with the Scoping Document. Replansky stated that is correct. Replansky stated that a joint meeting with the Town Board could be set up to discuss and decide what to do. Forelle stated he thinks the cart is before the horse here. Forelle stated if they want to submit something they should and then figure out how to deal with it. Replansky stated he knows they don't want to make a Scoping Document until they have feedback from the Town Board. Forelle asked why it is the Planning Board's concern. Replansky stated he doesn't need to address the escrow agreement until the work is completed with the Town Board. Replansky stated maybe the response should be that it was their understanding that the applicant wanted to proceed first with the Town Board to get input before a Scoping Document is done and if that is what they want to do, they have to work out that process with the Town Board and their Special Counsel and then when they are finished and they decide they are moving forward, they can then work on the escrow agreement which would cover the SEQR process. The Board agreed.

Mecciarello stated that he noticed a swamp on Rt. 199 before Mt. Ross Road on the right is being drained about every two weeks and the wildlife in it died. Mecciarello stated now the valves are completely open but you can't see it because of the ice. Mecciarello asked if anyone knows anything about what is going on there. Replansky stated you would have to find out who has jurisdiction over it. Replansky stated if it is a DEC regulated wetland then it should be reported to them. Replansky stated the best thing would be to report it to DEC. Mecciarello stated this has been going on all summer.

Bartles advised that neither applicant appeared. Proper advised she would be in touch with both of them by email to find out what is going on and invite them to come in on the 20<sup>th</sup>.

Motion to adjourn at 8:10 pm by Jones; second by Patterson. All in favor. Motion passed.

Respectfully submitted by:

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Nancy E. Proper  
Secretary

Don Bartles, Jr.  
Chairman