

October 12, 2016

**PINE PLAINS PLANNING BOARD MINUTES  
WEDNESDAY, OCTOBER 12, 2016  
7:30 PM**

**IN ATTENDANCE:** John Forelle, Chairman  
Jane Waters sitting for Patterson  
Ken Mecciarello  
Michael Stabile  
Vikki Soracco  
Kate Osofsky  
Peter Salerno sitting for Grassi

**ABSENT:** Steve Patterson  
Louisa Grassi

**ALSO PRESENT:** Sarah Jones, Town Board Liaison  
Drew Weaver, ZEO/CEO  
Four members of the public

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

**1133 TACONIC LLC:** Chairman Forelle read the public hearing notice to open the public hearing. This was a public hearing for the proposed Special Use Permit for a proposed timber harvest on several parcels owned by the applicant. Doug Ramey, Forester, represented the applicant at the hearing. He gave a brief overview of the project. No one from the public commented. Board had a short discussion. Soracco made a motion to close the public hearing at 7:40 pm; second by Stabile. All in favor. Motion carried. The Board proceeded to complete the SEQR. Mecciarello made a motion to declare the Town of Pine Plains Planning Board Lead Agency; second by Soracco. All in favor. Motion carried. The Board completed the SEQR and made a determination of non-significance. On a motion by Waters; second by Osofsky, the Board approved the Special Use Permit subject to Town Highway and State D.O.T. approval and gave Drew Weaver permission to issue a Special Use Permit upon receipt of said approvals. All in favor. Motion carried.

**DALE MITCHELL:** This was a preliminary meeting for a proposed lot line adjustment for property located at Route 82 and Route 83. Mr. Mitchell was present. Mitchell gave a brief overview of the project. He passed a version of the final map to the Board members. Short discussion followed. An email was received from Dollar General withdrawing their application for this property. The Board requested that Mitchell submit the

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document he received giving him permission to use the driveway that goes between his property and Stewarts. It was decided to send Replansky a copy of the application for review. Mitchell was advised that the fee was \$100. since no public hearing was being held. Proper to check to see if this needs to be submitted to Dutchess County Planning.

Discussion of process for zoning code changes. Forelle advised that he and Weaver sat down and came up with a list of things that need attention. Forelle stated they divided their list into things that were non-controversial/technical and things that were more important. The six items that they thought were non-controversial/technical: automatic termination provision for applications that had not been before the Board in some time and had no contact with the Board, to give the Board permission to waive the engineering requirements of the site plan review for small projects, the code defines "change of use" two ways and there should be clarification, the Antlers Club, solar energy, "feather" sign regulations and ridgeline protection and the possibility of using subdivision language with regard to this. Discussion followed. Forelle stated he will get some notes to Bonnie Franson and ask her to watch the video of the meeting. Forelle stated then should go to the Town Board once they have a clear set of proposed revisions and present them.

Soracco made a motion to accept the September minutes with the following change: under Popp Timber Harvest the number 20,000 board feet should be changed to 120,000 board feet; second by Mecciarello. All in favor. Motion carried.

Mecciarello made a motion to adjourn at 9:00 pm; second by Soracco. All in favor. Motion carried.

Respectfully submitted by:

Nancy E. Proper  
Secretary

John Forelle  
Chairman