

# **GREENE COUNTY PLANNING BOARD**

## ***Minutes of April 17, 2019 Meeting***

Attendance was taken at 6:30 PM. Members present and absent were:

Present:

Elizabeth Hansen, Cairo  
Jennifer Cawein, Lexington  
Cynthia LaPierre, Jewett  
Erik Allan, Ashland  
Arnie Cavallaro, Greenville  
Jean Horn, New Baltimore  
Mitchell Smith, Catskill V.  
Carl Giangrande, Hunter V  
Thomas Poelker, Windham  
Eva Atwood, Catskill T  
Lee McGunnigle, Tannersville V  
Richard Golden, Coxsackie V  
Jerry Cunningham, Durham  
Andrew Dale, Hunter T

Absent:

Peter Alberti, Athens V  
Anthony Paluch, Athens T  
Bruce Haeussler, Coxsackie T  
Jim Dymond, Prattsville

Also in attendance were Karl Heck of the Greene County Department of Economic Development, Tourism and Planning.

### **I. Roll Call**

There is a quorum of members.

### **II. Approval of Minutes**

The approval of the minutes of the March 20, 2019 meeting were Moved by Richard Golden, seconded by Arnie Cavallaro and approved unanimously.

### **III. Planning and Zoning Referrals**

**19-14: Village of Hunter, Approve:** Site Plan approval for a change of use for a new restaurant/café in the Village of Hunter at 7883 Main Street. The building, a former Odd Fellows Hall and antique mart, will be raised and moved slightly backward in order to get the building out of the flood plain and out of the DOT right-of-way. The motion to approve was Moved by Jen Cawein, seconded by Richard Golden and approved unanimously, with Carl Giangrande abstaining

Please note: An approval and/or local decision designation by the County Planning Board should not be construed as a recommendation that the referring agency approve the referral in question. An approval does not indicate that the County Planning Board has reviewed all local concerns; it indicates that the referral has met certain countywide considerations. Evaluation of local criteria is the responsibility of the referring agency.

**19-15: Town of New Baltimore, Local Decision:** A subdivision/site plan was referred as it was near agricultural land. The motion to allow a Local Decision was Moved by Arnie Cavallaro, seconded by Jen Cawein and approved unanimously.

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question. An approval does not indicate that the County Planning Board has reviewed all local concerns; it indicates that the referral has met certain countywide considerations. Evaluation of local criteria is the responsibility of the referring agency.

**19-16: Town of New Baltimore, Local Decision:** A subdivision/site plan was referred as it was near agricultural land. The motion to allow a Local Decision was Moved by Arnie Cavallaro, seconded by Jen Cawein and approved unanimously.

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**19-17: Town of Catskill: Approve:** The referral of this Main Street property in Leeds involves the re-purposing of a former hotel and bar into a bar/restaurant with six apartments above. Parking and drainage improvements are also proposed. The motion to approve was Moved by Jen Cawein, seconded by Richard Golden and approved unanimously.

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**19-18: Town of Catskill, Approve:** The referral for a conversion of a vacant parcel to a solar farm in the Town of Catskill involves the placement of 2,753 solar panels on various parts of the property out of the flood plain. The motion to approve was Moved by Arnie Cavarallo, seconded by Richard Golden and approved unanimously.

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### **Spring Planning Seminar**

Karl Heck said that as usual, the Greene County Spring Planning Seminar will be held on Wednesday, June 12<sup>th</sup> from 4 to 8:30 p.m. at the Emergency Services Building in Cairo. Mr. Heck asked if there were topics that the Planning Board wishes to be covered for the Spring Planning Seminar. Topics suggested include a SEQR/239 review refresher course, a seminar on solar farms/batteries/panels, and State policies and procedures, including the declaration of Lead Agency.

The meeting was adjourned at 7:15 p.m.

Sincerely yours,

Karl Heck  
Secretary