

MINUTES FROM THE CITY OF WATERVLIET PLANNING BOARD MEETING HELD ON WEDNESDAY, MARCH 30, 2016 AT 7:00 P.M. IN THE WATERVLIET SENIOR CITIZEN CENTER, WATERVLIET, NEW YORK

MEMBERS PRESENT: Chairman Donnelly Whitehead ALSO PRESENT: Chris Chartrand
 Dave Dressel Mark Gilchrist
 Dave Sylvester Yorden Huban
 Jim Hayes
 Mike Duffey
 Jim Chartrand

Mr. Whitehead called the meeting to order at 7:05 p.m. and asked the recording secretary to take attendance and to read the agenda.

CELLCO PARTNERSHIP D/B/A VERIZON WIRELESS IS SEEKING PLANNING BOARD APPROVAL FOR A TEMPORARY MODIFICATION OF THE LOCATION OF THE MICROWAVE DISH (ANTENNA RECONFIGURATION) ON THE MUNICIPAL WATER TANK OWNED BY THE CITY OF WATERVLIET LOCATED AT 1234 19TH STREET, WATERVLIET, NEW YORK 12189

The meeting started with David Brennan of Young/Sommer LLC going over the request. He stated that their application was approved in May of 2015 and that during the final design the engineers needed to slightly adjust the location of the microwave dish by approximately three feet. The microwave dish is necessary because currently there is no easement for phone wire to get back there. They are currently in negotiations with two neighbors for an easement (one is signed and one is in front of the property owner). Based on the nature of these negotiations, he feels the microwave dish should be taken down within 9-12 months.

A motion was made by Mike Duffey and seconded by Jim Hayes to approve the request.

	Yes	No
Don Whitehead	X	
Jim Chartrand	X	
Jim Hayes	Second	
Dave Dressel	X	
Mike Duffy	Motion	

APPLICATION OF 317 21ST STREET, LLC, 8 LAKEWOOD MEADOWS, CLIFTON PARK, NEW YORK, SEEKING TO SUBDIVIDE PROPERTY LOCATED AT 317 21ST STREET, WATERVLIET, NEW YORK INTO TWO LOTS

Christopher McCarthy and Beth Grzyboski were present on behalf of the application. Mr. McCarthy stated that the proposal has been amended taking into consideration the Board’s comments and recommendations at the January meeting. They extended the property line back and the proposed subdivision will leave the two-family on 21st Street with a lot size of 2704 as opposed to the original 1,800 sf (a legal buildable lot in Watervliet is 4,000 sf). Mr. Whitehead and Mr. Gilchrist again reiterated that if this home were to be destroyed and had to be knocked down, it would be a strong possibility they could not rebuild due to the lot size. Mr. McCarthy also stated that the waterlines are intact (Mr. Dressel confirmed).

Don Whitehead went over SEQR and it was decided this was an unlisted Type 2 action with no significant adverse impact to the environment and that the Watervliet Planning Board was the lead agency. A motion was made by Mr. Dressel and seconded by Mr. Hayes.

	YES	NO
Jim Hayes	Second	
Jim Chartrand	X	
Don Whitehead	X	
Dave Dressel	Motion	
Mike Duffey	X	

A motion was made by Mr. Duffey and seconded by Mr. Dressel referring the application to the Albany County Planning Board.

	YES	NO
Jim Hayes	X	
Jim Chartrand	X	
Don Whitehead	X	
Dave Dressel	Second	
Mike Duffey	Motion	

A motion was made by Mr. Dressel and seconded by Mr. Hayes to approve the application contingent on the Albany County Planning Board's decision

	YES	NO
Jim Hayes	Second	
Jim Chartrand	X	
Don Whitehead	X	
Dave Dressel	Motion	
Mike Duffey	X	

APPLICATION OF KRUG GROUP, PO BOX 933, LATHAM, NEW YORK, SEEKING TO SUBDIVIDE PROPERTY LOCATED AT 321 25th STREET, WATERVLIET, NEW YORK INTO TWO LOTS

Ted DeLucia attended the meeting on behalf of Krug Group. He explained Mr. Krug will keep the two-family home which is currently on the property and build a new two family home on the vacant lot. He intends to take down the garage currently on the premises and build another one closer to the alley. They will also add four onsite parking spaces for tenants off the alley. All setbacks are met per the zoning code (both properties will be 4,200 square feet). Pamela Phillips, owner of property located at 312 25th Street, Watervliet, New York inquired about the parking and was pleased to learn four off street parking spaces were going to be provided.

Don Whitehead went over SEQR and it was decided this was an unlisted Type 2 action with no significant adverse impact to the environment and that the Watervliet Planning Board was the lead agency. A motion was made by Mr. Dressel and seconded by Mr. Duffey.

	YES	NO
Jim Hayes	X	
Jim Chartrand	X	
Don Whitehead	X	
Dave Dressel	Motion	
Mike Duffey	Second	

A motion was made by Mr. Dressel and seconded by Mr. Hayes referring the application to the Albany County Planning Board.

	YES	NO
Jim Hayes	Second	
Jim Chartrand	X	
Don Whitehead	X	
Dave Dressel	Motion	
Mike Duffey	X	

A motion was made by Mr. Whitehead and seconded by Mr. Duffey to approve the application contingent on the Albany County Planning Board's decision

	YES	NO
Jim Hayes	X	
Jim Chartrand	X	
Don Whitehead	Motion	
Dave Dressel	X	
Mike Duffey	Second	

Meeting was adjourned at 8:05 p.m.