

State of New York
County of Fulton
Town of Caroga

Minutes of a Planning Board Meeting held November 2, 2022 at the municipal building located at 1840 State Highway #10 at 7:00 pm with the following persons in attendance by roll call.

Chairman, Al Kozakiewicz- present
Matt Cooper - present
Karen Dutcher - present
Lynne Delesky - present
Rick Gilmour - present
Tom Wojciechowski - present

Trent Atkinson was in attendance. There were no members of the public present.

Chairman Kozakiewicz made a motion to accept the meeting minutes for February 2, March 2, May 4, June 1, July 6, and September 7 with the only change being noted that Lynne Delesky was referred to as Lynne Duesler in the May minutes. Her name will be corrected.

Lynne Delesky seconded the motion. All in favor.

Application P2022-09. Mr. Atkinson handed out larger drawings of his proposed amendment. He explained that there are 3 separate deeded parcels. He is looking to construct a garage on parcel A and needs the lot line amendment to accomplish this. Lot C is the only lot zoned LF-2.5. Lynne Delesky asked about the width of the driveway. The driveway will not be a shared driveway in the proposed amendment.

There was no correspondence. Since all of the lots are conforming lots and the structure is allowed by right - a site plan review is not needed. Mr. Atkinson is only requesting to build a garage.

Chairman Kozakiewicz reviewed the subdivision questionnaire. The only concern is that there are wetlands on the property. The APA reviewed and noted that the proposed amendment does not impact the wetlands.

There being no other discussion the board went through the SEAF Impact assessment form.

- Will the proposed action create a material conflict with an adopted land use plan or zoning regulations - no
- Will the proposed action result in a change in the use or intensity of use of the land - no
- Will the proposed action impair the character or quality of the existing community - no
- Will the proposed action have an impact on the environmental characteristics that caused the establishment of a critical environmental area - no

- Will the proposed action result in an an adverse change in the existing level of traffic or impact existing infrastructure for mass transit, biking or walkways - no
- Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonable energy conservation or renewable energy opportunities - no
- Will the proposed action impact existing public or private water supplies and wastewater treatment utilities - no
- Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources - no (As an aside, Chairman Kozakiewicz noted that Code Enforcement should routinely check the state website to verify the lack of impact)
- Will the proposed action result in an adverse change to natural resources; that is Wetlands, waterbodies, groundwater, air quality, flora or fauna - no
- Will the proposed action result in an Increase in the potential for erosion, flooding or drainage problems - no
- Will the proposed action create a hazard to environmental resources or human health - no

Is an environmental impact statement required - no
 No significant environmental impact found.

Rick Gilmour made a motion to approve Mr. Atkinson's lot line amendment. Seconded by Tom Wojciechowski. Roll call vote - all in favor. Application approved. The next step is to file the proposed changes to the assessor and she will advise him of the next steps that are required by the Town and County.

Other business: status of proposed changes to zoning ordinance status asked by Lynne Delesky. Al Kozakiewicz has had several conversations with Supervisor Horton. The next step needs to be that it needs to be brought up by the Town at a meeting. Vision statement for the comprehensive plan is stalled. This needs to be acted on by the Town Board to go any further. Lynne Delesky noted that the website doesn't have links to the minutes and decisions. Chairman Kozakiewicz apologized stating that he no longer has the time to maintain the website. He asked the clerk to add the minutes to the website, at a minimum. Once a log-in is obtained, the website will be updated.

Rick Gilmour asked the status of the CAC application. Chairman Kozakiewicz informed the board that until the subdivision/lot line amendment is settled the Planning Board will not take up the application. The CAC is aware of this. Karen Dutcher asked if the board wanted to consider changing the meeting time from 7 pm to 6 pm. The majority prefers 7:00 pm. Chairman Kozakiewicz will follow up with Supervisor Horton regarding a new member.

Motion made to adjourn the meeting at 7:52 by Chairman Kozakiewicz. Seconded by Lynne Delesky. Meeting adjourned.

Submitted by
 Laura Nealon, Planning Board Clerk 11/16/2022