

# Minutes of the Town of Chesterfield Planning Board Public Hearing and Regular Meeting held on Wednesday, October 9<sup>th</sup>, 2024 at the Town Office, 1 Vine Street, Keeseville, County of Essex and State of New York Pursuant to Due Notice.

Chairman Andrew Prescott called the meeting to order at 5:30 PM.

Everyone stood for the Pledge of Allegiance.

Those Present were:

Chairman: Andrew Prescott

Member: Mark Allen

Member: Greg Zais

Member: James Wheelin

Member: Randy Pray (Alt.)

Code Officer: Michael Boynton

Secretary: Bruce Bourgeois

Member Terry Jandreau was excused.

Guests Present:

Gregg Pawlowski     Lorne Segerstrom

Upon a motion by Member Pray and seconded by Member Allen and carried with Chairman Prescott abstaining it was

#10 Resolved: That the minutes of the meeting held on August 14<sup>th</sup> be accepted.

Chairman Prescott informed the Board everything seems to be submitted for both the 604 Rte 9 and 255 Frontage Road projects. He asked the Board if there were any questions on 604. No Board Members had questions.

Upon a motion by Member Allen and seconded by Member Pray and unanimously carried it was

#11 Resolved: To accept final submission of a proposed subdivision at 604 Rte. 9 Keeseville is complete with all questions answered and the project will progress towards final approval by the Town of Chesterfield Planning Board.

Surveyor Gregg Pawlowski presented maps to the Board explaining the project at 255 Frontage Road. There is a right of way for Todd Bailey. Mr. Pawlowski gave a synopsis on the APA visit on September 9<sup>th</sup>. APA determined the project as non-jurisdictional there were no wetlands.

Landowner Lorne Segerstrom questioned why both properties could not be approved at this time as he received notification from the APA on the Frontage Road on September 25<sup>th</sup>.

Code Officer Boynton replied he just received official notice from the APA on October 4<sup>th</sup> with not enough time to advertise for a Public Hearing.

Member Zais asked if any abstracts are required.

After research, chairman Prescott answered in the affirmative and Surveyor Pawlowski had included them in the application folder.

Upon a motion by Member Pray and seconded by Member Wheelin and unanimously carried it was

#12 Resolved: That the final submission for the proposed subdivision at 255 Frontage Road is deemed complete with all questions answered and the project may progress towards final approval by the Town of Chesterfield Planning Board.

Chairman Prescott set the Public Hearing for 255 Frontage Road for Thursday, October 17<sup>th</sup> at 6:00 PM and tasked Secretary Bourgeois to publish the due notice and contact adjoining landowners.

Chairman Prescott opened the Public Hearing for the proposed subdivision at 604 US Rte. 9 in Keeseville at 6:00 PM.

There were no questions or public comment.

Chairman Prescott thanked Mr. Pawlowski for his work on the project and complimented him on his presentation.

Chairman Prescott closed the Public Hearing at 6:03 PM.

Upon a motion by Member Pray and seconded by Member Zais and unanimously carried it was

#13 Resolved: To approve the minor subdivision at 604 US Route 9, Keeseville, NY (10.3-1-36.000) owned by Lorne and Runda Segerstrom as submitted, an approximately 1.546-acre lot with a preexisting single family dwelling and an approximately 126.897-acre lot with an existing distillery.

Chairman Prescott informed the Board of a training session for members in late October in Elizabethtown. He will get the exact date and send emails out.

With nothing else to come before this Board, Chairman Prescott declared this meeting of October 9<sup>th</sup>, 2024 to be closed at 6:05 PM.

Bruce Bourgeois Secretary.