

**ANCRAM PLANNING BOARD
MEETING MINUTES
October 1st, 2015**

Board Members Present: Dennis Sigler (Vice Chair), James Stickles, Joe Crocco, Jamie Purinton, Terry Boyles, Ann Rader (alt), Bob Roche (alt), Colleen Lutz (clerk)

Board Member(s) Absent: Erin Robertson, John Ingram

Additional Present: Ann Simmons, Wesley Chase

On October 1st, 2015 the monthly meeting of the Town of Ancram Planning Board was called to order at 7:00 PM by Vice-Chair Dennis Sigler.

The previous month's minutes were reviewed by the Board. A motion was made by Jamie Purinton to accept the minutes. The motion was seconded by Terry Boyles and the board unanimously voted in favor to accept the minutes.

Agenda Items:

OLD BUSINESS

Christopher Sommerhoff Lot Line Adjustment

206.-1-02.21

428 Wiltsie Bridge Road
Ancramdale, NY 12503

Wesley Chase and Ann Simmons appeared before the board representing Christopher Sommerhoff. Mr. Chase explained the sketch plan to the Board and explained that the 142.5 acre parcel of Mr. Sommerhoff was in the process of being sold and the abutting property owner had a deeded right of refusal for 6 acres of the parcel. The abutting property owner wished to exercise his right, therefore the 6 plus 2.5 additional acres were going to be added the abutting property owner's parcel for a total transfer of 8.5 acres. No new lots will be created.

Ms Purinton checked to make sure the maps were accurate. She checked the vicinity map and the area map with the survey map. She questioned the area map.

Mr. Chase explained that he used the area map to show how the parcel was configured before the merger. He stated that after the lot line alterations, the remaining land owned by Mr. Sommerhoff will be 80 acres, which includes the house and dairy operation.

Terry Boyles made a motion to open the public hearing. James Stickles seconded the motion and all members present unanimously agreed.

The Vice Chair called for comments from the public.

Ann Simons stated that she had no problems with the plan as presented.

Terry Boyles made a motion to close the public hearing and James Stickle seconded the motion; all members in attendance agreed.

James Stickle made a motion to declare a negative declaration on the NYS SEQRA form. Terry Boyles seconded the motion and the Board unanimously agreed.

James Stickle made a motion to approve the lot line adjustment with no additional conditions. Jamie Purinton seconded the motion and members present seconded the motion and the approval carried. John Ingram and Erin Robertson were absent.

A motion to adjourn was made at 7:20 PM by Terry Boyles and seconded by James Stickle. The board members unanimously agreed.

Respectfully Submitted

Colleen Lutz

Planning Clerk, Town of Ancram