

**ANCRAM PLANNING BOARD
MINUTES
August 1st, 2019**

Board Members Present: John Ingram, Bob Roche, Dennis Sigler, Erin Robertson, James Stickle, Ann Rader (alternate)

Board Member(s) Absent: Terry Boyles, Joe Crocco, Palmer Irving (alt)

Others Present: Robert Thoden, Debbie Chaddell, Tom Ditto, Wesley Chase, representative East Heartland Corp.

On August 1st, 2019, the monthly meeting of the Town of Ancram Planning Board was called to order at 7:00 PM by the Chair, John Ingram.

The minutes from July 11th, 2019 were reviewed by the Board. Erin Robertson motioned to approve the minutes from July 11, 2019. The motion was seconded by James Stickle. All in favor, motion carried.

Correspondence: The Columbia County Planning Board responded to the East Heartland subdivision stating that they had not been authorized to review subdivisions. Frank Rosa had stated that he did not wish to pursue the property at this time, so he was removed from the agenda. The clerk, John Hoffman, made multiple attempts to communicate with the Westcott but had not received a response.

Conflicts Check: The Chair, John Ingram, asked if there were any conflicts; there were none.

Agenda Items:

OLD BUSINESS:

**Dawn Westcott
Lot Line Adjustment
225.-1-45 & 46
96 Ballymount Drive**

The applicant was not in attendance. The clerk, John Hoffman, will reach out to the applicants.

East Heartland Corp.
Public Hearing
Subdivision
220.-1-33.210

The Chair, John Ingram, opened the public hearing.

Wesley Chase noted that Tom Ditto was in attendance and stated that he had placed Tom's underground easement on the map. Mr. Ditto was satisfied and had no further concerns.

The map contains a 3 acre area for the building envelope, which has been approved by the Dutchess Land Conservancy. Although the building site is along the ridge it is in a wooded area.

Dennis Sigler motioned to close the public hearing. The motion was seconded by James Stickle. All in favor, motion carries.

Bob Roche motioned to declare a negative declaration for the purpose of environmental review. The motion was seconded by James Stickle. All in favor, motion carries.

Dennis Sigler motioned to approve the subdivision. The motion was seconded by Bob Roche. All in favor, motion carries.

Dennis Sigler motioned to adjourn the meeting. The motion was seconded by Bob Roche. All in favor, motion carries.

Respectfully submitted,
John Hoffman,
Secretary Town of Ancram Planning Board
