



TOWN OF AMENIA

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**TOWN OF AMENIA
RECEIVED**

AUG 18 REC'D

Planning Board Minutes
7/8/15

TOWN CLERK

mcn

Present:

Norm Fontaine-Chairman
Tony Robustelli
Peter Clair
Nathan Roy
John Stefanopoulos
Erich McEnroe

Consultants:

Julie Mangarillo-Town Engineer

Absent:

Bill Kroeger

Motion to open public hearing-289 Bog Hollow Rd-Schnepf application -7PM

Matthew Schnepf, the applicant was present. No one from the public was present. There were no objections to this application. **Resolution was read in by L.**

DeLango. All members who were present at the meeting voted –All in Favor. Resolution passed.

Motion to close the public hearing-2nd-All in Favor.

Monte's Health Nut Hut

Town Engineer, Julie Mangarillo reviewed the submitted signage. Provide length of text, and dimension of text. All must comply with the zoning laws. The county responded with matter of public concern. A public notice was sent to the paper and the surrounding properties. Garbage can screenings were discussed. The property owners would like to screen the dumpster/garbage cans behind a fence. The building inspector was approached. The approved site plan for the former cozy corner will be looked at to see if a screening was previously approved. It has been requested that Attorney Everett place the screening of garbage cans in their approvals.

Silo Ridge

Chairman Fontaine requested input from the board pertaining to the change request protocol. The changes that were addressed were the landscaping issues between Silo, Mary Ann Johnson and Michael Klemens. Chairman Fontaine requested a vote be taken to approve the protocol, with a formal resolution done at the next meeting. A member of the public commented on various issues throughout the change request protocol. It was requested that all comments and questions be submitted in writing for clarity. It was agreed to by the commenter. Chairman Fontaine stated that the protocol has been reviewed by both the consultants and legal team. It also has been given to the Planning Board members for their review. Mr. Torres reviewed the grading plan that is followed on the golf course. He states that with the input of the town engineer there are certain conditions that must be followed such as drainage issues, and/or visual impacts. Elevation changes are within the playing golf course area. A section of the subdivision code was discussed, further clarity will be needed from the town attorney. Julie Mangarillo sited portions of the protocol that addressed the comments. The vote was delayed and will be addressed at the next meeting. Julie Mangarillo stated that she is still working on the bonding. The Findings statement should be submitted by the town consultants by July 9th 2015.

Nano Brewery

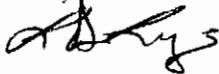
Jeff Barnett Winsby was not present. The survey with representation of the septic was discussed. The brewery waste will be the only waste that enters that particular septic. Julie Mangarillo read in the waivers for the nano brewery for minor site plan approval. J. Mangarillo stated that there were parts of her memo that had not yet been addressed. Minor changes of the application must be addressed before sent to the county. Waivers will also be attached for the county.

Motion to approve minutes 6/10/15-all in favor

Motion to close the meeting –all in favor. Meeting adjourned 7:35 pm

Respectfully submitted,

Larissa DeLango



The foregoing represents unapproved minutes of the town of amenia planning board from a meeting held on 7/8/15 and are not to be construed as the final official minutes until so approved.

approved as read

approved with: deletions, corrections, and additions.