

PLANNING BOARD
TOWN OF BERNE
PO Box 57
Berne, NY 12023

Date: April 19, 2018

Present: Debra Bajouwa (Chair), Mike Vincent, Todd Schwendeman, Emily Vincent, Mark Sengenberger, Mark Hohengasser (alternate), Alexis Goldsmith (alternate), Kathy Brown (Secretary), Dawn Jordan (Town Board Liaison) and other interested citizens.

Regular Meeting:

Ms. Bajouwa called the meeting to order at 7:00 p.m.

Minutes: The Board reviewed the minutes from the April 5, 2018 meeting. Mr. Sengenberger moved to approve the minutes. Ms. Vincent seconded and the motion passed, 5-0.

Old Business: none

New Business: The Board reviewed an application for site plan review for Houlihan (Primax Properties) – SBL #80.-2-40, Helderberg Trail, in East Berne. The applicant is represented by Caryn Mlodzianowski of Bohler Engineering. Ms. Mlodzianowski told the Board that her client is interested in locating a 9,100 sq. ft. retail store (Dollar General) on a lot 2.1-acre lot to be subdivided out of a 9.1-acre parcel located opposite the Mobil station on Route 443. Parking, well and septic, access to Rt. 443, site drainage, waste disposal, landscaping, signage, hours, lighting and design aesthetics were discussed. The applicant was asked to take into consideration the Town's Comprehensive Plan going forward. Ms. Mlodzianowski agreed to provide the Board with additional required application forms and materials at the May 17th meeting.

Other:

Mr. Sengenberger submitted a draft public comment policy for the Board members to review (see attached). The Board discussed and will consider adopting a public comment policy at the next meeting.

The Board discussed the need for updated site visit forms. Examples will be available at the 5/17 meeting.

The Town Board is planning to review the Schedule of Uses and Definitions on April 30th.

Mr. Schwendeman reported on NYS Smart Energy Community Program grant monies energy/cost-savings initiatives available which the Conservation Board is pursuing including switching street lights to LED.

There being no further business before the Board, Mr. Sengenberger moved to adjourn the meeting at 8:46 p.m. - seconded by Ms. Vincent - and the motion carried, 5-0.

Respectfully submitted,

Kathy Brown
Planning Board Secretary