

**PLANNING BOARD  
TOWN OF BERNE  
P.O. BOX 57  
BERNE, N.Y. 12023**

Date: January 12, 2023

- Regular Meeting 7PM

The Planning Board meeting was called to order at 7 PM by Joe Martin. The pledge of allegiance was led by Joe Martin.

- Roll Call was taken by Joe Martin, and the following people were in attendance: Joe Martin, Cathy Shultes, Mike Vincent, Bob Kipper, Kris Bremmer, and Peg Warner
- Joe Martin opened the meeting with reading a letter of resignation from Planning Board Member Pat Safford, who was not seeking another term on the Planning Board. Chairman Martin informed the Planning Board that Kris Bremmer was appointed to the position of full board member by the Town of Berne Board, at the Towns Organizational meeting on January 10, 2023. We need to advertise for a new alternate board member.
- Review of minutes from the October 6<sup>th</sup> and 27<sup>th</sup> meeting and also the Dec 1<sup>st</sup> 2022 minutes
- A motion was made by Bob Kipper to accept the meeting minutes from October 6<sup>th</sup>, Mike Vincent seconded the motion, the motion was carried with all members voting Aye.
- A motion was made by Joe Martin to accept October 27<sup>th</sup> meeting minutes with the correction of East Berne Fire Chief Scott Duncan and Mary Alice Molgard as Berne Fire Department District Chairman, the motion was seconded by Bob Kipper and the motion was carried with all members voting Aye.
- A motion was made by Mike Vincent to accept the meeting minutes from December 1<sup>st</sup> with the correction of Vincent Dawdy-Narvaez

from Kaaterskill Associates the motion was seconded by Joe Martin and the motion was carried with all members voting Aye

### **Old Business:**

The board went over Kathy Moore's site visit report for the Conservation board They walked most of the proposed Lot 1 on the Long Road side of Fox Creek. Roughly half of the property is Nunda Silt loam, with slopes ranging from 3% to 25%. The Next largest component is the Wayland soils complex, found on proposed Lot 1. Forty-seven Percent of proposed Lot1 and 18% of Lot 2 is classified as floodplain. Which could cause issues with construction if someone was to build on the proposed lots. Sixty-nine percent of proposed Lot 2 and 61 percent of proposed Lot1 is classified as prime farmland or farmland of statewide importance. 33% of proposed lot1 is shown as suitable for tree and shrubs conservation, dependent on species of cultivation. The DEC labels part of the Fox Creek in this area as a known trout stream. A state regulated wetland dominates the proposed lot 1. The Natural Resource Mapper shows the entire area as an important bat foraging area. It is not an important for rare plants or other animals. Given the presence of a State-regulated wetland, large area of riparian buffer, and the limited suitability of the soil for buildings, the Conservation Board recommends that any building on the subdivided property be restricted to Lot 2 near the road as long as the 300ft of road frontage that is needed could be met. Most of the property is suitable for its current use of agriculture.

1. The Planning Board did their site visit and were able to locate the wells on the property as they were on the new updated map provided by Kaaterskill Associates. Joe made a note to let Kathy and the Conservation Board know that the road frontage does meet the criteria at 341.79 feet. Cathy asked about a house that was not on the plat map and Vincent from Kaaterskill explained that if it isn't a part of the clients project then they try not to invade peoples space and property. Michael Vincent brought up that there was possible access from daisy Lane for buildable Lot number 2, so there is a possibility it could be subdivided again. The applicants stated to the board that for the future it will be used as agricultural land like it always has been. In the farther future Mr Crawford would like to replace a house that burnt down and Mrs. Respcher has children that it would be handed down

to.

2. Mike Vincent made a motion to have a Public Hearing February 2, 2023 at 6:30pm at the senior center. Kris Bremmer seconded the motion , The motion was carried with all members voting Aye.

3. Mike Vincent made a list of topics that he thinks the Comprehensive Plan Committee should look into possibly implementing some aspects of the plan. Some of the examples are

- Affordable Housing
- Water Supply/ Water Quality
- Agricultural lands
- Seasonal Residences

Kris Bremmer made a motion to adjourn the meeting, Joe Martin seconded the motion, the motion was carried with all members voting Aye.

Meeting Adjourned at 8:20pm

Respectfully Submitted

Peggy Sue Deitz  
Administrative Assistant