

**VILLAGE OF CHATHAM
PLANNING BOARD MEETING and Public Hearing
Tracy Memorial Village Hall
77 Main Street, Chatham, NY 12037**

**August 23, 2021
7:00pm**

MINUTES

CALL TO ORDER: 7:00pm by Chairman D. Herrick.

Present: Chairman D. Herrick; Members F. Iaconetti, L. Korda; Village Attorney K. Dow; Village Clerk D. Kelleher; Village Trustee J. Russell; Applicants A. Gaylord, Taconic Engineering C. Lindberg, Architect J. Merker, A. Ryan, R. Gleason; Residents L. Locke, U. Calvi; B. Hover.

Public Hearing for 34 Center Street and 110 Hudson Ave opened by D. Herrick.

No public comment.

Motion by L. Korda to close public hearing for 34 Center Street, seconded by F. Iaconetti.

Approved by all. (Public Hearing for 110 Hudson remains open for revision and completion of plans, and for County Planning Board review).

New Business:

1). Application #2021-028: Tax Map #66.5-1-27; 34 Center Street, Chatham, NY 12037; Amendment to Special Use Permit which was approved by Planning Board May 24, 2021; Section 110-45 Expansion of a non-conforming lot. *F. Iaconetti noted that it was previously agreed that this application number would include "A" at the end to distinguish it from the original application.*

Motion by F. Iaconetti to approve Application #2021-028A for 34 Center Street originally dated 06/15/21 and subsequent amendments dated and initialed 7/26/21 and 8/23/21, along with the attached Special Use Permit dated 6/15/21 with the Application # amended to 2021-028A, initialed and dated 8/23/21. The site map of Art Park Homes dated 6/14/21, and the Short Environmental Assessment form dated 6/12/21...seconded by L. Korda. Approved by all.

2). Application #2021-096: Tax Map #66.10-1-23; 10 Austerlitz Street, Chatham, NY 12037; Demolish small single story building. Section 110-49 Historic Review Only. (Public Hearing was waived). *Application was not submitted to County Planning Board in time for their agenda. Will be resubmitted to County PB for their Tuesday, 9/21/21 agenda, and tabled by this Village Planning Board until the Monday, 9/27/21 meeting.*

3). Application #2021-099: Tax Map #66.13-2-46; 110 Hudson Ave, Chatham, NY 12037; Make legal 3-Family Dwelling. Section 110 Table 1, Site Plan Review Required and Change of Use from Business on 1st Floor to Residential.

Need to forward application to CFD, DPW, and CPD for their input.

Applicant revised and initialed the Description of the project on the Building Permit application to read “convert structure with 2-dwellings and 1- business to 3-dwelling units”.

Applicant revised and initialed the Description of the project on the Application for Site Plan Review to read “convert structure from 2-dwelling, 1-business to 3-dwelling”.

Applicant revised and initialed the Description of proposed action on the Short Environmental Assessment Form to read “convert structure w/2-dwelling and 1-business, to 3-dwelling unit”.

Applicant revised and initialed #3A on the Short Environmental Assessment Form to read 13950 acres, and #3B to read 0, and #3C to read 13950”.

Site Plan drawing still needs to be drawn to scale and specific scale noted, name and address of applicant and person responsible for preparing the drawing, application #, parking spaces need to be noted and identified, location of waste collection containers/dumpsters.

Application tabled until the next Planning Board meeting Monday, September 27, 2021 and the Public Hearing will remain open.

4). Application #2021-116; Tax Map #66.10-1-16; 45-48 Main Street, Chatham, NY 12037; Section 110-39, Historic Review and Site Plan Review for increasing size of marquee, adding door(s)/window(s).

Regarding plans dated 8/5/21, F. Iaconetti requested information regarding lumens currently vs lumens proposed, paint samples, manufacturer cut sheets for doors and windows. Plan should indicate specific colors on plan/elevations and color chips should be provided. Color renderings preferred. Suggestion by F. Iaconetti to note how exterior walls will be fixed and where windows and doors will be removed. He also suggested that the application be submitted to State National Registry for approval/blessing (SHPO), to make sure it won't jeopardize standing. Would like to see lighting in alleys.

Due to marquee encroaching further toward someone else's property, DOT and Village should be contacted.

Identify on site plan where Village catch basins are (#17 SEQR – Short Environmental Assessment Form).

Motion by F. Iaconetti to table this application pending review by the County Planning Board, seconded by L. Korda. Approved by all.

Other Business:

-Approve July 26, 2021 Minutes: *Motion by L. Korda to approve July 26, 2021 minutes as amended, seconded by F. Iaconetti. Approved by all.*

ADJOURNMENT: *Meeting adjourned 9:55pm by D. Herrick.*