

## Draft Minutes

Colden Planning Board Meeting

20 November 2012

The meeting was called to order at 7:00 pm by Chairman Roy Bergman.

Present: Roy Bergman, Richard Sheldon, George Reinhardt, John Antkowiak, Frank Hrycik

Absent: Linda Kotlarsz, Walt Kammer

Others Present: John Kotlarsz CEO, Pally Zurbriek, and Gerry Pietraszek (Town Board members), David and Dawn Dittmar (residents)

1. Motion: A motion was made, seconded and after discussion was unanimously passed approving the Planning Board Minutes of 16 October 2012.
2. Local residents David and Dawn Dittmar appeared before the Board informing the members that a party is interested in purchasing a farmhouse, barn and six acres of land that they would subdivide from a property they own on Rt. 240. This property is currently zoned "Commercial" in the front and "Agricultural" in the back. The prospective buyer wishes to raise alpacas, goats and chickens on the property. After discussion, the Dittmars were referred to the Zoning Board of Appeals to apply for an official hearing asking for the appropriate variances.
3. Chairman Roy Bergman readdressed a resident's request that the Planning Board consider adopting a noise ordinance for the Town of Colden. The issue was tabled after a brief discussion because of a lack of information describing policies and experiences in other towns and a concern regarding the difficulty of enforcement.
4. The issue of revising Town forms including building permits and applications for certificates of zoning compliance and special use permits was readdressed. CEO John Kotlarsz was asked for follow-up on his review of the forms. He informed the Planning Board that he felt the forms were "OK" and that they could be made available on the Town's website. It was noted that the Planning Board previously recommended that a question asking if a structure is to be located on a flood plain be added to the building application. All present agreed.
5. Chairman Roy Bergman gave a brief recap of the 2012 Planning Board activities.
6. Chairman Roy Bergman asked that Planning Board members think about suggestions regarding agenda items for 2013. Several suggestions were made.
7. The meeting was appropriately adjourned at 7:45 pm.