

**Town of Bergen Planning Board
Minutes for August 26th, 2010
Bergen Town Hall**

Present: Gary Fink, Norm Pawlak, Bill Robinson, Kathi McLaughlin, Dominick Camelio, and Mark Gerhardy

Absent: John Wise and Scott Householder, Alt.

Also Present: Bob Patterson, Paul List, Don Tosh, Pam Madziarz, Mark Woodruff, Warren Pocock , Wayne Pocock and David Henry

Mr. Martin Leggo Public Hearing

The hearing opened at 7:09 pm by Chairman Fink. In the absence of Martin Leggo, Bob Patterson spoke on his behalf. He stated that Leggo decided to withdraw his application for the proposed addition on Sackett Road. Bob had asked him to send a formal letter to the board stating his decision.

At the end of the hearing there was brief discussion among the planning board members and some zoning board members that were present about PODS or “in-law apartments.” Rather than adding an addition to a house for a relative who cannot take care of themselves, one can now have an “in-law apartment” placed on the property for temporary use. An issue this presents is if the property owner would be responsible enough to get it taken care of when it no longer was in use.

The hearing closed at 7:17 pm.

The regular board meeting was called to order at 7:18 pm by Chairman Fink.

A motion was made by Bill Robinson and seconded by Norm Pawlak to approve the July 29th, 2010 minutes with a slight edit.

Mark M. Woodruff Subdivision (West Bergen Road) Mark Woodruff presented the board with a subdivision proposal on 7311 West Bergen Road. The proposal is to subdivide off two parcels (Parcel A and Parcel B) from an existing parcel (Parcel C). Parcel A will be approximately 1.15 acres and merged with 15-1-13.12 and Parcel B will be approximately .55 acres and merged to 15-1-13.21. Parcel C will be left with 38.6 acres of vacant farmland. A motion to classify this as a major subdivision was made by Bill Robinson, seconded by Dominick Camelio, voted and carried. Due to the location involving a county road, this proposal must be sent to the county. A motion to approve this contingent on the county's approval and complete merger with the home parcels was made by Kathi McLaughlin, seconded by Dominick Camelio, voted and carried.

Wayne and Warren Pocock Subdivision (Pocock Road) Wayne and Warren Pocock consulted the board about a subdivision on Pocock Road. Before the subdivision can be complete, the proposal has to go to the Zoning Board of Appeals due to a variance needed for the house and barn located on the property. The Pococks will appear at the next board meeting when more paperwork is complete.

Old/New Business

- There was discussion on choosing a vice chairman. Chairman Fink told the members to give it some thought and further action would be taken at the next meeting. Bill Robinson expressed interest in the position and said he would talk to Gary about what the position entails.
- Yearly training for board members was another item mentioned. Chairman Fink stated that there are two sessions coming up in the fall that are two hours each. The total amount of yearly training was believed to be four hours a year for board members.
- Chairman Fink went over the budget and it was decided that no change would be made to the amount from the previous year.

- Bob Patterson talked about a Land Separation Law that deals with minor subdivisions. If the town were to adapt this law, it is thought that the whole subdivision process would be faster and easier. It is already used by some local towns.
- Bob Patterson also made mention of land being leased from the Hunts on the north side of the railroad tracks by the Public Utility Service. It involves usage of the Empire Pipeline. They will more than likely be at the next board meeting to acquire a special use permit.

No further discussion took place.

A motion to adjourn was made by Mark Gerhardy and seconded by Norm Pawlak. The meeting ended at 8:05 pm.

Respectfully submitted,

Laura Smith, secretary

Cc: Michelle Smith, Town Clerk
Paul List, Zoning Chairman