

**Town of Bergen Planning Board  
September 30<sup>th</sup>, 2010 Minutes  
Bergen Town Hall**

**Present:** Gary Fink, Bill Robinson, Mark Gerhardy, Kathi McLaughlin, Dominick Camelio and Scott Householder, Alt.

**Absent:** John Wise and Norm Pawlak

**Also Present:** Karen Fisher, Richard Fisher, Mark Woodruff and Wayne Pocock

The meeting was called to order by Chairman Fink at 7:00 pm. A motion to approve the August 2010 minutes was made by Bill Robinson, seconded by Kathi McLaughlin, voted and carried. Chairman Fink also stated that Scott Householder's vote would count in the absence of Norm Pawlak.

**Finalization of Woodruff Subdivision** Mark Woodruff came before the board once again for the final steps in his subdivision on West Bergen Road. The proposal had gone to the county and was approved by them on September 9<sup>th</sup>, 2010. Before Gary could sign the final maps, Mark had to obtain signatures from the Health Department and Real Property tax. Once this takes place, Gary can sign them and they can be filed with the county.

**Rick Fisher Subdivision (Bissell Road)** Rick and Karen Fisher presented the board with a subdivision proposal on 8538 Bissell Road. They would like to divide a 61 acre lot into 21 acres and 40 acres. The 40 acres of lot will be sold to the new owners of 8477 Bissell Road. A motion to classify this as a minor subdivision was made by Dominick Camelio, seconded by Bill Robinson, voted and carried. Due to its involvement with Route 19, it must go to the county for approval. A motion to approve this proposal contingent on the county's approval was made by Scott Householder, Alt., seconded by Bill Robinson, voted and carried.

**Pocock Variance 1 (Pocock Road)** Wayne Pocock came to the board with two variances needed for 6839 Pocock Road. One involves a barn which stables animals and the other involves the side yard. The barn should be 100 feet and is only 50 feet and the side yard should be 25 feet and is only 15 feet. A motion to recommend approval by the Zoning Board of Appeals was made by Mark Gerhardy, seconded by Bill Robinson, voted and carried. The public hearing for these variances will be held at the Town Hall on October 21<sup>st</sup>, 2010, at 7:30pm.

**Pocock Variance 2 (Pocock Road)** The second variance proposal is for 6833 Pocock Road. This involves four variances. One is needed for the side yard which is 13 feet and should be 25 feet. The second is for a livestock barn which is 40 feet and should be 100 feet. The third is for the livestock barn to the side yard which is 53 feet and should be 100 feet. Lastly, the fourth is for the front to back line which is only 150 feet and should be 200 feet. A question was brought up dealing with future selling of the house and whether or not it would be difficult to sell if the house and barn weren't together on the same property. Nonetheless, a motion to recommend approval for all four variances by the Zoning Board of Appeals was made by Mark Gerhardy, seconded by Dominick Camelio, voted and carried.

**Merlin Pocock Subdivision (Townline Road)** Merlin Pocock obtained the tax merger from the county for finalization on his subdivision on Townline Road. Before Gary can sign the final copies of the map, they need to go to the Health Department and Real Property Tax for signatures.

### **Old/New Business**

- Bill Robinson accepted responsibility of vice chairman.

No further discussion took place.

*A motion to adjourn was made at 8:12 pm by Kathi McLaughlin, seconded by Mark Gerhardy, voted and carried.*

**Next meeting will be held at 7:00 pm, October 29<sup>th</sup>, 2010.**

Respectfully Submitted,

Laura Smith, secretary

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