

Philipstown Conservation Advisory Committee
Town Hall, 238 Main Street, Cold Spring, New York, 10516
July 13, 2010

The CAC held its regular meeting at the Town Hall on Tuesday, July 13, 2010. Ms. Martin opened the meeting at 7:30 pm

Present: David Klotzle (Wetlands Inspector)
M.J. Martin (Acting Chairperson)
Bob Repetto
Andy Galler
Michael Leonard
Mark Galezo
Lou Kingsley
Tina Andress- Landolfi

Absent: Eric Lind

**Jordan, Robert and Karen
545 East Mountain Rd.**

TM # 17.-2-87

WL-

Mr. Jordan said that he would like to start by addressing issues that were discussed at the last meeting. He told the members that Steve Coleman and his engineer could not make the meeting tonight.

Mr. Klotzle said that he would like to talk to them about the mitigation plan.

Mr. Jordan said that the mitigation was in the submittal that he handed out last time. He reviewed the mitigation with the members again. He told the members that the mitigation would be enhanced on the property next to it that he also owns.

Mr. Galler asked about a lot line adjustment.

Mr. Jordan said that a lot line adjustment had been addressed and that it was not an option. He said that everything that has been submitted had the least impact. He said that every option had been explored.

Mr. Galler asked if the right of way was 20 or 30 feet.

Mr. Jordan said 25 feet.

Mr. Galler said that the proposed roadway was a major undertaking and a major change in the topography.

Mr. Klotzle asked if the septic system was still approved.

Mr. Jordan said that yes that they have been keeping up with the renewals.

The members and Mr. Jordan discussed the placement of the culverts. They also discussed the hydrology report.

Mr. Jordan said that the total flow of the entire area was taken into consideration .He said that the members had a copy of the report.

Ms. Martin asked if it was possible to converse with the engineer. She suggested a conference call.

Mr. Jordan said that he thought that a conference call could be done.

The members agreed that it was very important to speak with the engineer on the project.

Mr. Jordan said that if there were any specific questions, he would like to have them now so that they can get addressed.

Mr. Klotzle said that one of the problems was because of the age of the application, all of the material that was submitted was not seen by the new members on committee.

Mr. Jordan explained the Geo Grid and how it would be used.

The members and Mr. Jordan agreed to set a time to speak with the engineer.

Ms. Krakauer (neighbor) stood and spoke about her concerns on the environmental impact that she felt this project would have.

Mr. Loria (neighbor) He told the members that the DEC approved a 10 foot driveway, and that the town requires a 12 foot. He asked what the CAC was doing about that.

Mr. Klotzle said that the Town Engineer would have to be contacted.

Mr. Loria had suggested another access area from another property. Mr. Loria pointed on map where he was speaking about. He spoke about other concerns and issues with the project. He said that he would not permit any access on his property and wanted to know how that would be enforced.

Mr. Klotzle said that it would be handled the same way that any other construction project would be.

Mr. Loria asked if the conference call would be public.

Mr. Klotzle said that he did not feel a conference call should take place, and that the engineer should come in.

The neighbors and CAC members continued to discuss concerns.

Mr. Repetto asked Mr. Loria if he was aware that the property was a build able lot before he purchased his next door.

Mr. Loria said that after reading the regulations he did not think it would be a lot that could be built on.

Mr. Cusick (neighbor) expressed his feelings on the environmental impacts, projects that were permitted that never should have been, and the risk that emergency personnel may face.

Ms. Martin said that the members needed to move on to the other applicants.

Mr. Frost said that his application was for an addition to the side of his home.

Mr. Klotzle said that all the members were able to visit the site. He said that he had received a mitigation plan.

The members and Mr. Frost reviewed the proposed plan and the mitigation plan.

Mr. Klotzle said that he and Mr. Lind did not find that the wetland was a significant wetland.

A member asked if the addition was in the buffer.

Mr. Klotzle said that the entire proposed addition was in the buffer.

Mr. Galezo asked about the septic location.

Mr. Frost pointed to a section of the map and said that it was in the front.

Mr. Galler asked if the septic needed to be enlarged.

Mr. Frost said no. He told the members that the bedroom count would remain the same.

The mitigation planting was discussed in further detail.

Mr. Klotzle said that the mitigation plan covered the violation and the addition.

Mr. Klotzle asked about the construction narrative.

Ms. Frost said that she had faxed it over. She handed another copy to the members.

Mr. Galezo said that there was a beautiful oak tree located in the back. He wanted to know if it was going to be protected.

Mr. Frost said yes.

The members and Mr. Frost discussed location of the footings.

Mr. Galezo said that things needed to be added to the construction narrative.

The items that needed to be added to the construction plan were wire back silt fence, dumpster location, straw bails be placed, wetlands buffer be flagged orange during construction.

Mr. Frost agreed to all of these.

Ms. Martin asked if an escrow was needed.

Mr. Klotzle said yes. He placed a 500.00 dollar amount to be put in escrow.

Ms. Martin entertained a motion to grant the permit.

Mr. Kingsley made a motion to grant permit.

Mr. Leonard seconded the motion.

All were in favor.

Edelstein, Jerry

TM# 49.-3-64

WL-

Mr. Edelstein wanted to improve his lawn that is located next to a regulated stream.

Mr. Klotzle said that everyone had been able to visit the site. He said that he had noticed some grass seed growing.

The members and Mr. Edelstein discussed ways to stabilize the earth in that area. They discussed things to do to prevent the area from being washed away in the stream. They informed Mr. Edelstein that he needed to place wire back silt fence.

Mr. Klotzle said that he would contact the Osborn's about trying to control some of the water flow coming off their property onto Mr. Edelsteins.

Ms. Martin asked if any escrow would be needed.

Mr. Klotzle said no. He would only require one in the future if problems start to occur.

Ms. Martin entertained a motion to grant the permit.

Mr. Leonard made the motion to grant the permit.

Mr. Galezo seconded the motion.

All were in favor.

Lauria, Eduardo

TM# 60.-1-13.7

WL-09-164

Mr. Florence handed out the revised maps for members to review. He said that the construction narrative that was requested had been completed.

The members took a few moments to review the material.

Mr. Klotzle asked about the removal of the existing stone wall.

Mr. Florence said it was on page two of the plan, and it was going to be removed.

Mr. Galezo asked if the proposed burm was clay.

Mr. Klotzle said that he believed it was an earthen burm, and felt that it was better than clay. He said that the plan looked good and thought they had covered everything the wanted had been done.

Ms. Martin asked about the dumpster on site.

Mr. Klotzle said that he believed that the dumpster had been removed.

Ms. Martin asked an escrow was needed on the project.

Mr. Klotzle said yes. He placed a 2,000 dollar amount to be placed in escrow.

Ms. Martin entertained a motion to grant permit.

Mr. Galezo made motion to grant the permit.

Mr. Leonard seconded the motion.

All were in favor.

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Ms. Parks said that a proposed detached two car garage was going to be 100 percent in the buffer. She said that there was also an existing shed that would be removed. She said that Badey and Watson were working on the survey. She said that the owners were willing to do riparian plantings based on the CAC recommendations.

Mr. Repetto asked why this was not on the permit that was just granted.

Ms. Parks said that they were not sure if they were going to do the garage, and did not want to hold up work on the addition that was just approved.

Mr. Galezo suggested drywells be placed.

The members discussed moving the garage.

Ms. Parks said that the idea would be looked into. She said that the owners were reluctant to place in the back yard.

The members and Ms. Parks discussed more mitigation plantings and infiltration devices. The members said that they would want to visit the site, and asked Ms. Parks to stake the area.

Adjournment:

Ms. Martin made a motion to adjourn the meeting. Mr. Kingsley seconded the motion. All were in favor. The meeting closed at 9:20 p.m.

Respectfully Yours,

Tina Andress- Landolfi

Note: These minutes were prepared for the Town of Philipstown Conservation Advisory Committee and are subject to review, comment, emendation and approval thereupon.

Date Approved _____