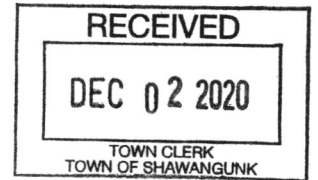


Minutes of a Regular Meeting held by the Planning Board of the Town of Shawangunk, County of Ulster, State of New York, at the Town Office Building, 14 Central Avenue, Wallkill, New York, on the 4th day of November, 2020.

Those present were: Mark Watkins, Chair
Patricia Turner
Rich Barnhart, Vice Chair
Alex Danon
Sal Patella

Absent: Cathy Terrizzi and Todd Widmark.



Also, present John Valk, Jr. Town Supervisor, Richard Hoyt, Esq. and Bonnie Franson, AICP CEP and please see sign-in sheet.

Meeting location: Town Hall, 14 Central Avenue, Wallkill

Open Regular Meeting: 7:00 pm

Emergency Exits Announcement

Moment of Silence – Pledge of Allegiance:

Approval of Minutes of October 6, 2020

A motion was made by Sal Patella, seconded by Rich Barnhart to approve October 6, 2020 Minutes. Vote: All Aye. Absent: Cathy Terrizzi and Todd Widmark.

PUBLIC HEARING: There were no new hearings.

CONTINUATION PUBLIC HEARINGS:

Edward & Lyn Garvey:(105.1-1-26.11 / 105.1-1-26.12 / 105.1-1-8.11 / 105.1-5-2.12) Approved Lot Line Changes at 3000 & 3014 NYS Route 52; 7 & 20 Drechsel Lane; 3360 New Prospect Road located in the R-AG2 District and PBCSD. See Public Hearing Minutes.

Mako Homes:(106.1-3-31) Proposed 8 Lot Cluster Subdivision of 32.4+/-acre parcel located on Malloy Road and Albany Post Road in R-AG4 District in WCSD.

No one was present before the Board.

The following items were entered into record: Emails dated October 8, 2020 from MNTM and Adam Deitz, UCDPW, stamped October 19, 2020 1st Draft Conservation Easement; letter dated October 7, 2020 from Lawrence Marshall, PE with well testing results, revised Cluster Subdivision Plat Sheets 1-7; letter dated October 28, 2020 from Brinnier & Larios, PC; emails between MNTM / NYSDEC dated October 26, 2020 / September 29, 2020 / August 25, 2020; and Draft Town of Shawangunk Planning Board SEQRA Resolution and Negative Declaration dated November 4, 2020 pages 1-5 and Draft Town of Shawangunk Planning Board Preliminary Major Subdivision Plat Approval Resolution dated November 4, 2020 pages 1-6.

Attorney, Richard Hoyt recused himself when the original application was filed; he left the dais.

Mr. Watkins called Mr. Marshall and updated the Board that due to the emails between Mako Homes and the NYSDEC, Mako Homes / Representative would not be at tonight's meeting.

Mr. Watkins said Mr. Marshall informed him that they will be meeting with the NYSDEC on Thursday, November 5, 2020 to discuss the project. The NYSDEC email said as the project proposed it appears that an incidental take permit would be required; and that potentially the project could be modified to avoid the take and the need for a permit.

Mr. Watkins said he spoke with Mark Brissette, Mako Homes regarding the draft Conservation Easement and asked Mr. Brissette to provide additional information such as type of agricultural use(s), animals, ag buildings for the Board to review.