

Town of Nelson
Planning Board Meeting
September 9, 2008

The Town of Nelson Planning Board Meeting was called to order at 7:00 p.m. by Chairman John Dunkle. Present were John Dunkle, Chairman, Jim St. Pierre, Ed Nelson, Kevin Pace, Bob Carr, John Laubscher, Sandy Palmer and Sue Henderson, Secretary. Also present was Roger Cook, Code Enforcement Officer.

Ed made a motion to accept the minutes of the last meeting with amendments and it was seconded by Jim. All voted in favor and the minutes were approved.

Pashley/Rosemelia– Route 20/Bliss Rd. – RB Zone – Special Use Permit

This application is no longer being pursued.

Nancy Asher – 2743 Tuscarora Rd. – WF Zone – Shoreline Retaining Wall Replacement

Nancy Asher appeared before the board with Allen Paul, her contractor, with a site plan for replacing her 50' long wooden retaining wall with boulders. The new wall will be installed inside the current wall to prevent lake disturbance. A DEC permit will be obtained. It will be approximately 18" tall. The board determined a public hearing was not necessary. The board noted that the proposed gravel layer behind the wall will facilitate runoff infiltration and the large irregular stones will reduce reflective waves.

SEQR

The board reviewed the submitted short form EAF. A motion was made by Jim and seconded by Sandy to a. declare the Town of Nelson Planning Board Lead Agency, b. to declare the proposal an unlisted action, and c. based on a review of the potential environmental impacts outlined on the short form EAF, to make a SEQR negative declaration. All voted in favor.

Resolution

Motion was made by Jim and seconded by Kevin to approve the application submitted by Nancy Asher to build replacement shoreline stone retaining wall with a length of 50' at 2743 Tuscarora Rd. as shown on a site plan and cross section dated 8.5.08. The approval is subject to any DEC permit conditions. All voted in favor and the motion was carried.

Susan Gorton – 2946 Tuscarora Rd – WF Zone – Shoreline Retaining Wall Replacement

Susan Gorton appeared before the board with Allen Paul, her contractor, with a site plan for replacing her 45' retaining wall with boulders. The board reviewed the DEC permit already obtained. The work will be done after the lake level has been lowered. It was decided a public hearing would not be necessary but the proposal will be forwarded to Madison County Planning, as the project is close to the county highway.

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SEQR

The board reviewed the submitted short form EAF. A motion was made by Jim and seconded by Bob to a. declare the Town of Nelson Planning Board Lead Agency, b. to declare the proposal an unlisted action, and c. based on a review of the potential environmental impacts outlined on the short form EAF, to make a SEQR negative declaration. All voted in favor and the motion was carried.

Resolution

Motion was made by Ed and seconded by Sandy to approve the application submitted by Susan Gorton to build a replacement shoreline stone retaining wall with a length of 45' at 2946 Tuscarora Rd. as shown on a site plan dated 2.28.08 and revised 7.7.08, subject to any the condition of the Madison County Planning Board. All voted in favor and the motion was carried.

Glen Gaslen, Morrisville Auxiliary Corp. – Route 20/Bliss Rd. – Pashley Property– Informal discussion

Glen appeared before the board with a preliminary proposal for development of the Pashley property. Morrisville College is considering the purchase of the 110 acre property to create an equine rehabilitation and education facility. Mr. Gaslen shared conceptual architectural renderings and building layouts to the Board. The Board expressed initial support for the concept, and briefly reviewed potential issues and procedures. The Auxiliary Corporation will return next month with more details and eventually a formal application. It was noted that this will be a type 1 action for SEQR and will require two public hearing.

John mentioned to the board that he will be conducting a seminar October 1, 2008 at 6:00 pm and the board members would earn training credits if they came.

Motion was made by Ed and seconded by Jim to adjourn the meeting. All voted in favor and the meeting was adjourned at 8:10 pm.

Respectfully submitted,

Susan J. Henderson, Secretary