

OFFICE OF THE PLANNING BOARD
Town of Schaghticoke
October 4, 2023

7: 15 P.M. Members present were: Dan Clow, Elizabeth Hale, and Bob Weir. Frank Alessandrini, Brian Davidson, and Chris Reynolds were absent. Kristin Pratt, Deputy Town Attorney was not present, but was available by phone

As there wasn't a quorum of members present at the meeting, the Board was unable to consider or approve the minutes of the September 6, 2023 meeting. The minutes will be reviewed by the Board at the November meeting.

While the Board did not have a quorum present and therefore could not deliberate on any applications, Brian Holbritter and William Root were in attendance to present an application for a lot line adjustment.

Root Lot Line Adjustment (Tax Map #20.18-1-14 & 15). Brian Holbritter, land surveyor, appeared to propose a lot line adjustment located in a HD in Hemstreet Park. The adjacent lots are located back-to-back on South Pearl and South Linden Streets and are owned by William Root and Erin Fisher-Root. The applicant, William Root, was present. The proposal is for a lot line adjustment of a 3,000± square foot area to be adjoined to the southerly contiguous lot, located on South Pearl St., creating an 11,010± square lot in order to construct a 30' X 40' dwelling and garage. The South Linden St. lot, currently measuring 19,870± square feet will be revised to measure 11,860± square feet. Mr. Holbritter stated that the newly created lot sizes are consistent with the neighborhood and that the newly created sizes of both lots will satisfy the Zoning Code requirements. However, two area variances will be required to meet the Zoning Code. Mr. Holbritter stated that an application is ready to submit to the Zoning Board of Appeals to request two area variances at their next meeting on Thursday, October 5, 2023.

Respectfully Submitted,

date:

Elizabeth Hale, Clerk
Planning Board, Town of Schaghticoke