

PUTNAM PLANNING BOARD

JUNE 11, 2014

The Putnam Planning board met on June 11, 2014 at the Putnam Town hall. The following board members were present: Chairman Galen Seerup, Robert Rudt, Richard Beebe, Larry Kissko, Janet Mallon, Richard Malaney & Charlie Bain. Deb Destefano, Larry Cepelak, Donna & Wes Dikeman, Bruce Buckland, Joyce & Jack Manchester, Tim Condit, Martin Thompson, Ray & Ellen Ellor, Richard & Leslie Bain, Cee McKenzie, Nancy & Joe Fischer, Jim Bergeron, Tom & Joan Jenkin, Jared Lusk, Carol & Reese Jack, Joshua Silver and Ron Moshol were present as guests.

PUBLIC HEARING – INDEPENDENT TOWERS AT&T

Joshua Silver presented the site plan proposal to construct a 100' tower on 371 Peterson Road (Leslie Peterson's property). AT&T will be leasing the top section of the tower. Other carriers can also lease the tower. The site will be 75x75 sq. ft. and will be fenced in. There is an existing road, but will need to be extended to the site. The APA has not required a mono-pine or camouflaged tower. We still are waiting for a final APA approval. Many neighbors had concerns of the power line that is being installed up Peterson Road. National Grid has a right of way to install power and the Planning Board has no control over their Right of Way. The board suggested the neighbors contact National Grid or the Public Service Commission, and work with them to resolve their concerns. Public Hearing closed at 7:35.

PUBLIC HEARING – VERIZON TOWER

Jared Lusk presented a site plan to construct a 85' cell tower on the Gull Bay Road at Tom & Joan Jenkin's property. The APA is still working on a final approval of this project. This tower will have simulated branches on the top 20' of the tower and the trunk will be painted thunder gray (brown). A fence will be installed around the site. A revised plan was sent to the LGPC and they approved this plan. Most of the new coverage will benefit the Town of Hague. Verizon is committed to working towards full coverage in our area. They are currently working on a "search area" for other towers. There were concerns of the time of year the construction would take place. Neighbors would like the construction not be started till the summer months are over. They also have concerns over potential damage to the road. Verizon has assured them if there is damage they will be responsible to correct it.

PUBLIC HEARING – PRISCILLA TSU

Tim Condit is the representative. He presented a Subdivision Proposal to reduce the Tsu property located on 260 Warrick Road from 4 lots down to 2 lots. A final survey map was submitted showing the potential house & septic location for each lot.

Resolution #39 – Motion was made by Robert Rudt to approve May's minutes. Seconded by Charlie Bain and passed unanimously.

Resolution #40 – Motion was made by Robert Rudt there is a negative declaration regarding SEQR on Priscilla Tsu subdivision reduction proposal. Seconded by Charlie Bain and passed unanimously. Galen recused himself.

Resolution #41 – Motion was made by Robert Rudt to approve the Priscilla Tsu proposal and accept the Mylar. Seconded by Janet Mallon and passed unanimously. Galen recused himself.

Independent Towers AT&T - They are still waiting for APA approval. Although the APA is not requiring a mono-pine type tower this board would like to see the tower camouflaged. All board members agreed to this except Malaney & Kissko. The board would like a vegetation plan added to the site plan to plant native trees or bushes around the building.

Verizon Tower –The APA will be meeting on this project June 12th. The board would like to see vegetative screening along the fence. The board would also like Verizon to be cautious of road damage and to put in writing that they will be responsible for any damage they incur. The board also wants in writing that construction will not start until after the summer season.

Janet Mallon made a motion to accept and approve the Verizon Tower proposal – No 2nd.

Resolution #42 – Motion was made by Charlie Bain to approve the Verizon Cell Tower proposal with the following conditions; add native vegetative screening along the fence; any potential road damage from the project or future association to Verizon will be repaired by Verizon; also the approval is contingent upon the APA approval. Neighbors will be given 14 days notice prior to the start of construction. Seconded by Janet Mallon and passed unanimously.

Ellor to Fairclough – Mr. Ellor would like to transfer 30' of his property located on 2130 Black Point Road to his neighbor Mr. Fairclough. There will be no more building rights added to Fairclough's property. The shed that is located on the 30' will be occupied by Mr. Ellor until the day he sells his property.

Resolution #43 – Motion was made by Janet Mallon that there is a negative declaration regarding SEQR. Seconded by Richard Beebe and passed unanimously.

Resolution #44 – Motion was made by Richard Malaney to approve the Ellor/Fairclough Boundary Line Adjustment. Seconded by Robert Rudt and passed unanimously.

Eric & Margaret Webb – 61 Mott Lane has construction going on without proper permits or approvals. Wm Ball has been notified and he sent Galen an email stating he would issue a stop workorder.

Hudson Falls Realty - There is a logging operation going on along the Gull Bay Road. The clerk had just received a map from Att. Wm Nikas for a revised 6 lot subdivision proposal for the same property. The clerk instructed the attorney he needs a subdivision application and supporting documents submitted 10 days prior to the next Planning Board Meeting to get on the Agenda. He plans on having information to me for the July 9th meeting. The Town Highway Superintendent had put a stop workorder on the south side of the property. The north side still has logging going on. Since there is a subdivision plan in the process this board feels the logging operation should be on hold till the Planning Board has an opportunity to provide input.

Resolution #45 – Motion was made by Galen Seerup to inform Wm. Nikas that prior to any more development; he gets a new land use approved by the Planning Board including adding headers along either side of the road. Seconded by Richard Beebe and passed unanimously.

Resolution #46 – Motion was made by Robert Rudt to adjourn this month's meeting. Seconded by Charlie Bain and passed unanimously.

Respectfully Submitted,

Paula M. Wilson
Planning Board Clerk

*Next Planning Board Meeting July 9, 2014
Minutes subject to approval*