



TOWN OF CAIRO PLANNING BOARD
PO Box 728, Cairo, NY 12413
Chairman-Ray Pacifico
Email: planning@townofcairo.com

Meeting Agenda – December 1, 2016

Members Present: Ray Pacifico, Allen Veverka, Peter Kavakos, Joe Hasenkopf, Ed Forrester , Jessica Dillon, Elizabeth Hansen, Kevin Hicks

Absent:

Pledge of Allegiance

Review and approval of November 7, 2016 Meeting notes

Public Hearing

1) 278 Crow's Nest Road ~ Dance Company/Retreat

a) Site Plan Review

2) 12 Elks Drive ~ Showroom, Gallery and Office Space

a) Site Plan Review

Open Business

1) Country Estates Sign ~ RT 23B

- a) Review of sign for approval
- b) Need a site plan review for additional use as a sales office

2) Chevreux ~ Guest House Cottage

- a) Special Use Review guidelines
- b) Schedule Public Hearing for January
- c) Survey not needed by planning board but maybe required by mortgage holder
- d) Need \$25 for legal notice

- 3) **Kuminsky/Armstrong ~ 2 lot subdivision**
 - a) Zoning Officer, Robert Fritz determined this subdivision as proposed does not meet the 3 acre minimum in the zoning law.
 - b) Client has been notified by letter from zoning of findings
 - c) Applicant may wait to see if minimum lot size changes with new proposed zoning laws

- 4) **278 Crow's Nest Road ~ Dance Retreat/Educational Center**
 - a) Site Plan Review
 - b) Zoning Officer to review allowable uses

- 5) **180 Blackhead Mountain Road – Subdivision**
 - a) Project Review
 - b) Need \$100 application fee/\$25 Legal fee
 - c) Rich Sardo to get letter of permission from applicant for representation

- 6) **12 Elks Drive ~ Showroom, Gallery and Office Space**
 - a) Site Plan Review
 - b) Less Extensive Review

- 7) **Charles Balsano ~ Subdivision ~ Ira Vale Road**
 - a) Lot line adjustment
 - b) Need \$100 application fee
 - c) Zoning has determined the need for a 3 acre lot minimum to do a subdivision
 - d) Gary Harvey to get letter of permission from applicant for representation

- 8) **Frank Castiglione – Lot line adjustment on Hearts Content Road**
 - a) Neighbor has shed on applicant's property wants lot line adjustment
 - b) Zoning Officer will need to review
 - c) Charles Holtz to get letter of permission from applicant for representation

- 9) **Freehold Art Exchange ~ Plattekill Road**
 - a) Expired Site Plan
 - b) Reapply Site Plan Application
 - c) Need \$100 application fee and \$25 Legal fee

New Business

- 1) Patty Ostrander ~ Ostrander Physical Therapy
 - a) New Sign