



TOWN OF CAIRO PLANNING BOARD
PO Box 728, Cairo, NY 12413
Chairman-Joseph Hasenkopf - phone: 518 701-4823
Email: planning@townofcairo.com

Meeting Minutes

November 4, 2021

The Planning Board meeting was held in the Town of Cairo Library.

Members Present: Joseph Hasenkopf, Ed Forrester, Beth Hansen, Allen Veverka, Kevin Hicks and Christopher Keff (Alternate)

Pledge of Allegiance.

Approval of October 7, 2021, Meeting Minutes. Meeting Minutes were approved as amended by a motion made by Kevin and seconded by Ed. All were in favor.

Public Hearings:

- 1. 2021-1003P Ferraiola 79 Bauer Junior Rd. Subdivision Tax ID (52.00-7-17)**

Applicant wishes to subdivide an ~6 acres parcel into two equal parcels. Applicant notes site has septic approval for one home. Deed notes restriction of 2 parcel subdivision only. No questions were posed by the public.

- 2. 2021-00602P Shemesh/McLees/Cage/Keith-Santo Associates 1080 Hearts Content Rd. Subdivision Tax ID (135.00-3-1.111)**

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Alton MacDonald presented preliminarily in September and October 2021 on behalf of the applicants.

Applicants wish to subdivide existing lot.

No questions were posed by the public.

BUSINESS

1. 2021-1003P Ferraiola 79 Bauer Junior Rd. Subdivision Tax ID (52.00-7-17)

Applicant wishes to subdivide an ~6 acres parcel into two equal parcels. Applicant notes site has septic approval for one home. Deed notes restriction of 2 parcel subdivision only.

Surveyor: Robert Ihlenburg, contact information in file.

- a. All fees received.
- b. Site plan received.
- c. Subdivision Application received.
- d. Zoning officer letter received
- e. SEQRA negative.

A motion was made by Liz to close the public hearing, seconded by Kevin, all were in favor.

A motion was made by Allen to approve the project, seconded by Liz, all in favor.

2. 2021-00602P Shemesh/McLees/Cage/Keith-Santo Associates 1080 Hearts Content Rd. Subdivision Tax ID (135.00-3-1.111)

Alton MacDonald presented preliminarily in September 2021 on behalf of the applicants. Board requesting more information on potential driveway permit and survey.

Alton M. presented to the board on Oct. 7, 2021, satisfying the previous requests for additional information and a Public Hearing was scheduled for November 4, 2021.

- a. All fees received.
- b. Site plan received.
- c. Subdivision Application received.

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- d. Zoning officer letter.
- e. SEQRA negative.

Map to be amended showing septic 200 ft. away from the creek.
Project to return before the board in December 2021.

NEW BUSINESS

1. 2021-1101P Giambona/Mohammed 55 Route 84 Subdivision Tax ID(100.08-1-3)

Applicant wishes to separate the current pizza shop from current apartment building. Applicant also requests permission to place a small sign on structure honoring their bank.

- f. All fees received.
- g. Site plan received.
- h. Subdivision Application received.
- i. Zoning officer letter received.
- j. SEQRA.

Public hearing scheduled for project December 2021.
Sign falls within current town code, a motion was made by Allen to approve the placement, seconded by Liz, all in favor.

2. 2021-0702P Renesola Power Holdings, LLC 517 CR. 31 (Roosevelt Ave.) Special Use Permit Tax ID (82.00-4-2, 65.00-5-27.112)

Absent September 2021

Absent October 2021

Absent November 2021

This application has been closed and will need to reapply.

Applicant wishes to construct a ground mounted Solar PV Project.

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Applicants instructed to return with more information regarding right of way for driveway, the fencing to be added to the property, as well as a visual assessment from the home-including plantings.

- a. Fees not yet received.
- b. Site plan received.
- c. Subdivision Application received.
- d. Zoning officer letter.
- e. SEQRA.

3. 2021-1201P Crystal Brook 430 Winter Clove Rd. Subdivision Tax (135.00-3-50)

Applicant proposes a 2 lot minor subdivision, dividing property already separated by town road (Winter Clove Rd.).

Project represented and presented by Gary Harvey.

- a. All fees received.
- b. Site plan received.
- c. Subdivision Application received.
- d. Zoning officer letter.
- e. SEQRA.

Public hearing scheduled for December 2021.

4. 2021-1202P Allen Austin 320 Indian Ridge Rd. Subdivision Tax (102.00-4-12.11)

Applicant proposes a minor 2-lot subdivision of a 9.6 acre parcel, with the vacant portion to be used in conjunction with an adjoining parcel.

Project represented and presented by Gary Harvey.

- f. All fees received.
- g. Site plan received.
- h. Subdivision Application received.
- i. Zoning officer letter.
- j. SEQRA.

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Public hearing scheduled for December 2021.

A motion was made by Allen to end the meeting, seconded by Kevin, all were in favor.

Respectfully submitted,

Donna Vollmer
Planning Board Secretary