



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

Meeting Minutes

April 7, 2022

The Planning Board meeting was held in the Town Hall.

Members Present: Joseph Hasenkopf, Allen Veverka, Ed Forrester, Beth Hansen,
and Richard Lorenz (Alternate)

Pledge of Allegiance.

The March 3, 2022 Meeting Minutes were approved as written with a motion by Richard, seconded by Elizabeth, all in favor.

Public Hearings:

- 1. 2022-0201P Nussbaumer 57 Ravine Dr. Special Use**
Permit Tax ID (135.00-3-74)

Applicant has applied to add an addition to existing pavilion, replacing a temporary tent at the driving range.

There will be no increase in visitors to the site.

The project was presented by Peter N., and no questions were raised by the public.

BUSINESS

1. 2022-0301P Nussbaumer 57 Ravine Drive Tax ID (135.00-3-74)

Applicant has applied to add an addition to existing pavilion, replacing a temporary tent at the driving range.

There will be no increase in visitors to the site.

- a. App fee received.
- b. Site plan fee received.
- c. Application received.
- d. Zoning officer letter received.
- e. SEQRA – negative

Elizabeth made a motion to close the public hearing, seconded by Richard. Allen made a motion to approve the project, seconded by Richard, all in favor.

2. 2022-0302P Lands of Pacifico County Route 23B Special Use Permit Tax ID (101.10-2-8)

Applicant is requesting new signatures on previously approved project.

- a. New App fee not received; Public Hearing fee received.
- b. Site plan received.
- c. Special Use Application received.
- d. Zoning officer letter received.
- e. SEQRA

The project was presented to the board by Alton M., LS

New changes will be made to previously approved site plan.

A public hearing was scheduled for May 5, 2022.

NEW BUSINESS

**1. 2022-0401P See and Be Bakery/Christina Traore 466 Main Street
SUP Tax (101.09-2-3)**

Applicants are planning to operate a grocery and retail food store in the old bank at Bross Street.

- f. New App received.
- g. Site plan received.
- h. Special Use Application received.
- i. Zoning officer letter received.
- j. SEQRA negative

The project was presented to the board by Christina T.

A motion was made by Allen to waive a public hearing, seconded by Ed.

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

**2. 2022-0402P Catskill Mountain K9 2319 Rote 67 SUP Tax (67.00-
2-42)**

Applicants are planning to use 2 acres of fields for a dog pool measuring 40'X21'.

- k. New App fee received.
- l. Site plan received.
- m. Special Use Application received.
- n. Zoning officer letter received.
- o. SEQRA negative.

The project was presented to the board by the applicants.

Estimated average of 30-40 participants per event for private dog jumping club.

A motion was made by Allen to waive a public hearing, seconded by Elizabeth.

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

**3. 2022-0403P Hightower/Firework tent 254 Main Street SUP Tax
(101.10-2-12)**

Itinerant Vendor

- p. New App fee
- q. Site plan received.
- r. Special Use Application received.
- s. Zoning officer letter received.
- t. SEQRA

This is an annually returning project and does not require new approval each year.

**4. 2022-0102P Timothy Adams 120 High Ridge Villa Rd. Special
Use Permit Tax ID (118.00-1-62 & 118.00-1-44)**

- A. Applicant proposes a campground/outdoor recreational business.
- B. Tim Adams (applicant) and Scott from Kaaterskill Associates presented
- C. Special use permit for a campground
- D. Group guided hikes, max 20 people per hike, 10 tent sites, pavilion, showers, for experienced hikers
- E. Checking Friday night have dinner, breakfast on Saturday bag lunch and then hot dinner served. Sunday hot breakfast and checkout.
- F. Owner will be present whenever there are guests on the site.
- G. Tim is a professional chef for the past 25 years. Would be an extension of the Hudson valley hikers, they would advertise privately.
- H. They would operate 24 weekends a year from May to Sept, hoping to operate rain or shine
- I. Stacey Russel and Susan here on behalf of Sally Schneider – objecting to the use of the easement for commercial based on it being overburdened as the original intent of the easement was for residential uses only and not for commercial uses.
- J. Easement is only 15 feet wide – doesn't appear wide enough for commercial use.
- K. At the April 7, 2022 meeting, the Board requested more information regarding Fire/Emergency service access, County Planning, Drowning preparedness, and who previously owned the property. Project to return May 5, 2022.

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- i. New App fee received; Public Hearing fee received.
- ii. Site plan received.
- iii. Special Use Application received.
- iv. Zoning officer letter received.
- v. SEQRA negative.

A motion was made by Elizabeth to dismiss the meeting, seconded by Allen. All were in favor.

Respectfully submitted,

Donna Vollmer

Planning Board Secretary