

**TOWN OF JACKSON
PLANNING BOARD MEETING
June 3, 2014**

The Town of Jackson Planning Board met on June 3, 2014 at the Town Hall at 7:30 pm with the following people in attendance:

Board members:

- Noel Hanf, Chairman
- Doug Gordon
- Mark Mahoney
- Norma Nilsen
- John Tully

Also Present:

- Leah Everhart & Richard Thomas
- Brian & Jen Dunn
- Sharon Dunn

7:35 PM PUBLIC HEARING – LEON & ALISON FOWLER

Leah Everhart, serving as designated agent for the Fowlers, presented the map at 107 Rexleigh Road where the Fowlers wish to subdivide 1.16 acres of open field from their 3.2 acre parcel (tax map #216.-3-20.1). If approved, the 1.16 acres would be sold to Ms. Everhart and combined with her current parcel. The sale and closing on the 1.16 acres is contingent upon subdivision approval. There were no comments from the public and the hearing closed at 7:40 pm.

MINUTES

A **motion** was made by Nilsen, seconded by Gordon to approve the May 6th meeting minutes as written. Motion carried in favor, 5-0. The Board didn't approve the minutes from the public hearings because they had just received them and wanted time to review.

LEON & ALISON FOWLER

A **motion** was made by Tully, seconded by Gordon to approve the Fowler minor subdivision. Motion carried in favor 5-0

Roll Call:

Noel Hanf	Aye
Doug Gordon	Aye
Mark Mahoney	Aye
Norma Nilsen	Aye
John Tully	Aye

The Chairman will stamped and sign the Mylar, and the Public Health Law letter once the Mylar is produced and the closing on the property has occurred.

JEANNETTE & BRIAN DUNN

Jen and Brian Dunn presented an application and map of their 154-acre parcel located at 330 Kenyon Hill Road (tax parcel #239.-2-39.9) where they wish to subdivide 5.89 acres. If approved, they plan to convey the land to her parents so that they can build a residence on the west side of the parcel. Since the

Dunns plan to also build a residence on the remaining lands, her parents will deed a right-of-way to the Dunns. If the right-of-way is not completed, the Dunns have ample road frontage to establish another driveway from Route 22.

A **motion** was made by Gordon, seconded by Tully to classify it an unlisted action. Motion carried in favor 5-0.

Roll Call:

Doug Gordon	Aye
Noel Hanf	Aye
Mark Mahoney	Aye
Norma Nilsen	Aye
John Tully	Aye

A **motion** was made by Gordon, seconded by Tully to give this project a negative declaration. Motion carried in favor 5-0.

Roll Call:

Doug Gordon	Aye
Noel Hanf	Aye
Mark Mahoney	Aye
Norma Nilsen	Aye
John Tully	Aye

All required paperwork for this project has been submitted along with the fee. A public hearing will be scheduled for Tuesday, July 1, 2014 at 7:30 pm.

HEDGES LAKE, INC.

Attorney Erika Sellar Ryan contacted Chairman Hanf about property owned by Hedges Lake, Inc. Given the history of the property, the Chairman will have Ms. Sellar Ryan contact the Clerk to review the files.

COMPREHENSIVE PLAN

The Board discussed the public hearings held in May. The Board agreed there is still a long way to go before a document could be submitted the Town Board for approval. The Board requested a copy of the questionnaire/results from the 2007 survey which will be sent with the June minutes.

Adjourned at 9:41 pm.

Respectfully submitted,

Tammy Skellie-Gilbert
Planning Board Clerk

Next Regular Meeting: Tuesday, July 1, 2014 at 7:30 pm