

**Village of Coxsackie**  
**Planning Board Minutes – February 23, 2017**

1. **Attendance:** Pat Maxwell, Sec. Stacey Smith  
Deidre Meier Bob VanValkenburg

2. **Minutes:** The regular Planning Board meeting was called to order at 7:00 by Pat Maxwell, Chairperson and Secretary of the Planning Board. Kathie Tatara was present from Delaware Engineering to consult with us on our continued review of the Village Code. The minutes from our meetings on December 15, 2016 and January 26, 2017 were approved in a motion made by Dee Meier and seconded by Stacey Smith.

3. **New Business:**

1. **40 Bailey Street** – Ed Ross, owner of the property, was present at our January 2017 meeting and asked to be allowed to do an overview of his proposed improvements to the old American Tree and Wreath property. Although he was supposed to have an application to us by February 4, 2017 for our review of signage, landscaping and parking, to date we have not received any documents from him.

4. **Old Business:**

1. **Aaron Flach Project, True Value Building:** No further updates since our January 2017 meeting. The building will hopefully still be demolished in March now that Aaron has the NYS DOL approvals for asbestos removal in place.
2. **Aaron Flach Project – Corner of Ely and Reed Streets** – At this point any applications for approvals for exterior improvements (roof, gutters) will be made to the Historic District Commission and not to the Planning Board.
3. **UHM** – no new information or updates.

5. **Review of the Village Code** –

- A. Chapter 75 – Historic Districts. Pat Maxwell is still working on the model law language from the NYS Dept of Parks & Recreation that needs to be integrated with our amendments. Kathie offered to help if Pat couldn't finish before our March meeting.
- B. Chapter 87- Manufactured Home Parks. Pat Maxwell will discuss this with the Village Board at the March workshop (February workshop attendance canceled because of weather) to see if the Board would like us to make the coordinating changes to the Tables in Zoning chapter 155 now, so that the amended Chapter 87 can proceed into local law, or to have the amended law be deferred until the Planning Board reviews and recommends changes to Chapter 155 in its entirety, which may not happen until the Fall of 2017.
- C. Chapter 106 – Property Maintenance – the Board continued its review of this chapter, going over changes recommended at our January 2017 meeting. We decided to recommend repeal of Chapter 38 (Brush, grass and weeds) and Chapter 143 (Vehicles Abandoned, Junked or Unregistered) since most of the language in these 2 chapters is redundant and can be more

effectively combined and restated in Chapter 106. We began a review of Chapter 78 on Junk Storage, and will continue this and a review of Chapter 82 (Littering) at our March meeting.

6. **Other –**

- D. Since no other business was brought before the Board, the meeting was adjourned at 8:21 in a motion made by Bob VanValkenburg and seconded by Dee Meier.
- E. Our next meeting is scheduled for March 23, 2017, a week later than our usually scheduled meeting.

Respectfully submitted,

Patricia H. Maxwell, Secretary of the Planning Board