

**Regular Meeting of the Great Valley Planning Board**  
**December 9, 2020**  
**(no November meeting)**

Present: Chris Schena (chairperson)  
Amy DeTine  
Al Puszcz  
Jeff Ramsten  
Steve Ward

Others: Dan Brown  
Rich Rinko  
Travis Baugh

The meeting was opened by Chris at 7 PM with the Pledge of Allegiance.

A motion to accept the minutes of the October 14, 2020 meeting as submitted was made by Steve with a 2<sup>nd</sup> by Jeff. All in favor.

**Travis Baugh** owns 41.09A at 6619 Mutton Hollow Rd., tax map no 64.002-1-2.2. He wants to subdivide it into 2 parcels consisting of 10.53A – Lifecap Resources LLC and 30.56A – Northwoods Resources LLC. Both LLC's are wholly owned by Travis. He is going to demolish the existing buildings on the 10.53A parcel and then turn it over to the town as a park. Dan stated that after the buildings are gone the town will have to cut grass and plow. Travis is going to keep the 30.56A parcel and have it logged. There is an existing ROW on the 10.53A parcel for loggers to use. Trails will be built on the logging roads. After the logging is done and the trails are built Travis will donate the land to the town. Some possibilities for the land are cross country skiing, unloading snowmobiles and horses, and a skating rink. A motion to determine a minor subdivision was made by Jeff with a 2<sup>nd</sup> by Amy. All in favor. Chris had talked to Mark Alianello about the SEQR and he reviewed the SEQR with the board. A motion to accept the SEQR of a negative declaration was made by Steve with a 2<sup>nd</sup> by Jeff. All in favor. A motion to approve the minor subdivision was made by Jeff with a 2<sup>nd</sup> by Steve. All in favor. Chris will do Notice of Decision.

Steve asked about **Rick Howard's** parcel on Rt. 219 that was a hair salon and is now a bakery. Chris said that Rick had contacted him and that he had talked to Peter Sorgi and Aaron Tiller. It is a permitted use on the commercial property and the sign on the building meets requirements. Rick was told to work with the Health Dept.

Dan said he has been talking to a solar company about putting solar on a portion of the gravel pit and land fill. He is looking to do 15A-17A total and could make about \$1500 per acre per year. Electric would be available to town residents, up to a limit, on a first come first serve basis. The law would have to be changed for commercial solar but the town would be reclaiming land. The concern would be that others are wanting to do solar.

There was discussion about Eagle Forest Rd. Dan is trying to determine who is responsible for maintenance. There are 7 houses with 2 on the lower part of the road and 5 on a private road. Dan

thinks the town should be responsible because of the taxpayers who live on the lower part. The town highway has cut brush and cleaned the ditch at a cost of about \$2700. He would also like to gravel that part of the road at a cost of about \$1000. Dan contacted Patrick Marren of the DEC and he is OK with the work that has been done. Patrick will work with Dan to determine who should be maintaining the road.

Steve asked about contacting the Verizon engineer for the tilt down on the cell tower on Martin Rd. now that the micro cell on Rt. 219 is completed. Chris said he would make the call.

Chris moved to adjourn at 8 PM with a 2<sup>nd</sup> by Jeff. All in favor.