



Chairman **Alden Thayer**
phone contact (845) 985-2411 Fax(845) 985-0188
internet access www.Denning.us
internet contact TownHall@Denning.us

Town of Denning
1567 Denning Road
PO Box 277
Claryville, NY 12725

Town of Denning - Planning Board Meeting

October 09, 2008

Planning Board Regular Meeting

The meeting of the Town of Denning Planning Board was called to order by Chairman Alden Thayer at 7:35 PM. Members present were Mr. Thayer, Mr. Krickhahn, Mr. Brooks, Mr. Van Aken, Mr. Larison and Mr. Landon. Mr. Bobik was absent. Two others were in attendance James Jenner and Brenda Bynam of Wildcat Mountain Road and Anthony Sisiliano.

Mr. Thayer read the minutes from the meeting of September 11th. A few minor changes and Mr. Brooks motioned to accept the minutes with those changes. Mr. Larison seconded, all in favor.

Old Business:

Anthony Sisiliano presented the final subdivision of James Jenner's property on Wildcat Road. We reviewed, discussed, and gave him a list of things to do next. Filing with Ulster County Planning Board and scheduling public hearing etc...

Discussion included: Anthony Sisiliano said that it was easier to access the property from Wildcat Road rather than Denning which was too steep. This is a 3 lot division each accessed from Wildcat Road. He showed all the changes we recommended from last months meeting. The only shared resource is a well between lot 1 and lot 2 (the well exist on lot 1). The remaining lot 3 is undeveloped and over 5 acres and Mr. Landon suggested the 911 address could be 24 Wildcat Road in the future.

Planned a public hearing for the beginning of next months Planning Board meeting November 13th, Mr. Thayer will schedule with the Town Clerk. Mr. Thayer will also file with Ulster County Planning Board and we hope to hear from them before next meeting. Discussed the subdivision application fees, \$25 + \$30 (\$10 per lot) = \$55. They paid by check. SBL is 50.1-2-37.

If all goes well we will be approving it at our next scheduled meeting after the Public Hearing.

New Business:

Mr. Thayer while discussing our required 4 hours of training for the year 2008, Read through the correspondence and mail from the Clerks office, a seminar at Frost Valley should meet our required 4 hours of training. Held next Wednesday October 22, at Frost Valley. He also found a few other options for us to consider.

Looks like Catskill Local Government Day at Frost Valley on October 22 Wednesday is the one to go to, 9AM to 4PM at the Geyer Hall, 8:15 to 9am registration and continental breakfast. Mr. Thayer will coordinate with the Town Clerk to make sure the registrations are made.

Mr. Thayer read the rest of the correspondence.

Next we discussed the potential of creating a wind generating law for the town. Mr. Thayer handed out some material that he collected for our consideration. Discussion followed.

We decided that if we consider a law we should combine all alternative energy aspects into one umbrella ordinance.

Mr. Thayer gave us a website to review regarding wind projects in New York State, as well as some information from Mr. Gilmour. The address being: [powernaturally.org /programs/ wind/ toolkit.asp](http://powernaturally.org/programs/wind/toolkit.asp)

Mr. Landon suggested we could keep it simple and just consider residential wind generators concerning neighboring properties, Relative to size and setback to the neighboring property and noise, etc... Discussion followed including radio/electromagnetic interference. It was referenced that Frost Valley considered wind generator and concluded that the wind was too turbulent to be efficient.

Mr. Landon suggested that we pick an existing ordinance from some relative township and strip it down leaving only the relevant applicable sections for the bases of our law. We looked at many and Mr. Brooks suggested Roxibury's law from Delaware County seems potentially feasible.

Next, we had a long discussion again on Outdoor Wood Boilers. There was some information from the state saying that towns should consider some ordinance before long. Mr. Landon suggested that the EPA has some voluntary regulations that could be followed and most are by manufactures. Soon there will be an official regulation (in about 5 years).

Mr. Krickhahn asked what is the reason to have a law on Outdoor Wood Boilers. Mr. Landon said that every indoor wood burning stove has EPA standards to protect the environment and the neighbors. Our discussion was heated and we were split 70% to 30% in favor of doing nothing. Mr. Bobik said that it's a Clean Air Act from the EPA that should regulate this and not the town. Mr. Landon suggested that we could somehow recommend that new Wood Burners meet the highest recommended standards. Mr. Brooks said that the town residence would not probably accept any regulations. Mr. Bobik said that their might be some standards set for the Catskill Park that would apply to this town and that we don't need a redundant law. More heated discussion followed.

The general consensus is that we don't address this at this time, maybe in the future. Mr. Landon asked if this is the same for the Wind Generating Law? The general consensus is the same, not now. Mr. Larison suggested if anything we should consider something very simple, although, we have no mandate from the residence or the Town Board. Most of the planning board favors do nothing at this time. Mr. Landon is the only holdout suggesting we at least keep it on the back burner suggesting an alternative energy guideline in the future.

Now 80% to 20% in favor of putting it to rest...

Next meeting is scheduled for November 13, 2008.

Mr. Larison motioned to adjourn at 9:47pm, Mr. Van Aken seconded, all in favor.

Respectfully submitted,
Carl Landon