



Village of New Paltz Planning Board
 Regular Meeting of Tuesday, October 1, 2019
 7:00 PM at Village Hall
APPROVED MINUTES

Present: Eve Walter, Chair
 John Oleske, Co-Chair
 Raquel Carrion
 Denis McGee
 Cody Schatzle
 Tom Rocco, Alternate

Absent: Noelle Kimble McEntee, Alternate
 William Murray, Village Board Liaison
 Rick Golden, Planning Board Attorney

Also Present: Alana Sawchuk, Planning and Zoning Secretary
 Don Kerr, EPB Liaison

Welcome

7:00

Chair Walter opens the regularly scheduled October 1, 2019 meeting and summarizes the Agenda, noting the new inclusion of “Village Board and UCPB Updates.”

Public Comment (00 Minutes)

7:01

No one from the public comes forward to speak.

Application Review

1. Change of Use

2-Family to 1-Family

PB19-21: 9 Grove Street

Applicant: Patrick Hashmall

Zoning District: R-2

SBL: 86.034-9-5.1

7:01-7:08

Mr. Jay Hashmall approaches the Board on behalf of Patrick Hashmall. Mr. Hashmall explains that the applicant's LLC had purchased the property about a year ago, believing it to be a 1-family house, but was then informed that municipal records have it classified as a 2-family house. The applicant would like to legally convert the house to a 1-family and create 2 bedrooms and a bathroom on the first floor.

Chair Walter explains that the applicant and CEO had initially felt the project required Zoning Board approval, however, the attorney and the CEO have determined that since the property is pre-existing nonconforming, and since the project seeks to improve and further conform to code, that it bypasses the need to go before the Zoning Board.

Chair Walter requests a motion to classify this application complete; as a Type II action under SEQRA; with no county referral needed; and to set a Public Hearing for October 15, 2019 at 7:00 PM. Mr. McGee moves, Mr. Schatzle seconds. 6 ayes. Motion carries.

Administrative Business

- *Approval of September 17, 2019 Minutes*

Ms. Carrion moves to approve the September 17, 2019 Minutes. Mr. Schatzle seconds. 6 ayes. Motion carries.

- *Village Board and UCPB Updates*
- *UCPB Planning Seminar: Tuesday, October 29, 7-9 PM*

Adjournment

Mr. McGee moves to close the October 1, 2019 meeting. Mr. Schatzle seconds. 6 ayes. The meeting adjourns at 7:10 PM.

Respectfully submitted by,

Alana Sawchuk

Planning and Zoning Secretary