

**TOWN OF WESTERLO**  
**PLANNING BOARD**  
**WESTERLO, NY 12193**  
**PLANNING BOARD MINUTES**

**MINUTES**

**DATE:** November 14, 2023

**LOCATION:** Richard Rapp Municipal Building

**ATTENDING:** Chairman Beau Loendorf, William Hall, Gerry Boone, Angela Carkner, Rich Kurylo

**Town Attorney:** George McHugh- not present

**Code Enforcement:** Jeff Pine- not present

**Non-Members Present:** Kathy Bishop, Town Board Member Lorraine Pecylak, Andrea Lawler, Claire Marshall Clerk to Planning Board.

**Open Meeting:** The meeting was called to order at 7pm with the Pledge of Allegiance.

**Minutes:** Planning Board Member Hall made a motion to approve the October 10, 2023 minutes. Planning Board member Kurylo seconded; motion carried all in favor.

**Old Business- None**

**New Business:**

Bishop Special Use Permit (SUP 23-2) Applicant is seeking a special use permit to place a travel trailer on a vacant lot as per Local Law 3 of 2022. This lot has an approved well and septic on it. They were installed in the 90's for a house that was never built. Chairman Loendorf made a motion to move on the application, Board member Kurylo seconded; motion carried all in favor. Travel trailer is on site (Route 85) Chairman Loendorf asked if the trailer is movable. Member Carkner asked what kind of trailer it is. 36 feet, has power, septic and well. Since there was no Attorney available the Board members were not sure of the Town Law about trailers. Applicant would like brother to live there year-round. The lot was 2 acres a variance was given through the ZBA. The Board Members would like a make and a model of the trailer. Site visits will be done. Board Members needed a clarification of Local Law 2 and since no Attorney was present, they will need to check with him.

Chairman Loendorf made a motion to accept the application, Board Member Kurylo seconded; motion carried all in favor. Chairman Loendorf made a motion to have a Public Hearing on December 12, 2022 at 7pm for the SUP 23-2 Bishop Travel Trailer, Board Member Kurylo seconded; motion carried all in favor. Chairman Loendorf mentioned he will contact CEO Pine and Attorney McHugh to ask questions regarding Local Laws and other concerns.

Lorraine Pecylak Subdivision (SD 23-5) Minor Subdivision of Lot 1 being 3-acre lot and Lot 2 being 36 acres and a proposed 20' easement and Row shown on map. This property is Lorraine's Mother's house which is in a Life Estate in Lorraine's and her brother's name. Her daughter is building a single house on the 3 acres. Chairman Loendorf made a motion to move on the application. Board Member Hall seconded; motion carried all in favor. Map and survey done for the minor subdivision. There is also a 20-foot easement so they can get to land farther back. The driveway will be close to the line. Chairman Loendorf made a motion to accept the Pecylak Subdivision (SD-23-5). Member Carkner seconded; motion carried all in favor. Chairman Loendorf made a motion for a Public Hearing on December 12, 2022 at 7pm. Member Hall seconded; motion carried all in favor.

**PUBLIC COMMENT: None**

**Closure of Meeting;** With no other questions or comments Board Member Hall Closed the meeting at 7:23pm. Board Member Boone seconded; motion carried all in favor.

Respectfully Submitted,

Claire Marshall- Clerk to Planning Board