**Town of Lexington Planning Board Meeting May10, 2022**

The Planning Board meeting was opened at 6:30 PM by Chair, Jenni Cawein followed by the Pledge of Allegiance to the American Flag.

**Planning Board Members Present:** Chair, Jenni Cawein, Board Member, Casey Scieszka , Board Member Nancy Orr, and Board Member Taris Charysyn

**Absent:** Vice Chair Beverly Dezan

**Others Present:** Scott Ouimet, Mike & Stef Sporton, and Pual Dwon

**Review and Approve Minutes from April 12, 2022**

On a motion by Jen Cawein, seconded by Taris Charysyn the following was,

ADOPTED: Ayes – 4 - Cawein, Charysyn, Scieszka, & Orr

 Nays - 0

 Absent-1 - Dezan

Therefore the Planning Board approved the minutes from the April 12, 2022 meeting as presented.

**Sporton – Minor Subdivision/ Lot Line Adjustment- Tax Map # 145.05-1-9**

Mr. Sportan was asking the Planning Boards’ direction to divide his property in half so that his son could live next to him. It was discovered that the deed was not in Mr. Sportans’ name yet so he was directed to get that taken care of first and then come back for the lot line adjustment. There was discussion about an up to date survey and septic plans.

**Dwon – Lot Line Adjustment 160.10-1-13**

Chair Cawein went to the Town Board with this since the properties involved do not meet the current zoning. The Town Board gave the Planning Board permission to handle this and made it clear that it was done on a case bycase basis. Paul asked what his next step should be and he was told that he would need a current survey map showing where the lot line adjustment would be.

**Spike Horn Hill Subdivision**

Scott Ouimet said that there was a change in the subdivision but it only affected lots 5 & 6. There would not be any additional lots or buildings. The change would create more of a buffer for an adjoining property. Chair Cawein said that she had gotten letters back regarding the Planning Board being the lead agency.

**Change in Spike Horn Hill Subdivision Plans**

On a motion by Chair Cawein, seconded by Planning Member, Nancy Orr the following was,

ADOPTED: Ayes – 4 – Cawein, Charysyn, Orr, & Scieska

 Nays - 0

 Absent 1 – Dezan

Therefore the Planning Board accepts the changes made.

**Close the Public Hearing on the Spike Horn Subdivision**

Chair Cawein said that they had left the public hearing open to give people more time to make any comments. On a motion from Chair Cawein, seconded by Planning Member Casey Scieszka and with all in favor the public hearing was closed.

**Spike Horn Hill Subdivision**

Chair Cawein said that they had looked at the Greene County web map at the last meeting and that they still need to go over the 2nd part of SEQR. There was some discussion regarding DEP and that they want to see grading on the plans, erosion control, road grades, and see drainage improvements along with a few other things. There was discussion regarding wetlands and tree clearing. Chair Cawein went over the 11 questions on the SEQR application and all of the answers were no.

**Conditional Approval of Spike Horn Hill Subdivision**

On a motion by Chair Cawein seconded by Planning Member Nancy Orr the following was

ADOPTRD: Ayes – 4 – Cawein, Charysyn, Orr, & Scieszka

 Nays – 0

 Absent-1 – Dezan

 Therefore the motion was carried on the condition that they get DEP, DEC, and Army Core approvals and that they need to file (NOI) prior to construction.

**Short Term Rentals**

Taris Charysyn brought it to the Planning Boards attention that in Texas people need to own their property for 2 years before they can rent them out as short term rentals. The Planning Board members liked this idea and thought that this idea should be brought to the Town Board.

**Adjourn**

On a motion by Taris Charysyn, seconded by Casey Scieszka and with none opposed the Planning Board meeting was adjourned at 7:36 pm.

 Respectfully Submitted,

 Charlotte Jaeger, Town Clerk sub for Planning Board Secretary