**Town of Lexington Planning Board Meeting July 14, 2020**

 The Planning Board meeting was held at the Municipal Building 3542 Rte. 42, Lexington and 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, Deputy Chair, Robert Hermance, Board Member, Taris Charysyn ( via phone), & Board Member Beverly Dezan

**Absent:** Daniel Davern Sr.

**Others Present:** Brett Byrne and Sandra Knapp

**Review and Approve Minutes from May 19, 2020**

On a motion by Board Member Beverly Dezan and seconded by Board Member Taris Charysyn the motion was,

ADOPTED: Ayes – 4- Cawein, Dezan, Charysyn, and Hermance

 Nays - 0

 Absent-1- Davern

Therefore the Planning Board approved the minutes as presented.

**Brett Byrne – Parcel Addition/Lot Line Adjustment 109.00-2-93.2 & 109.00-2-89**

Brett would like to purchase the old school house property and add it to his existing property. It would be easier to put in a driveway and utilities, otherwise he would need to get an easement. Larry Gardner is working on the deed. The total acreage would be 5.8 acres with the addition of the school house property. The property would only be good for one home.

**Accept Site Plan**

On a motion by Chair Cawein, seconded by Planning Board Member Beverly Dezan the following was,

ADOPTED: Ayes – 4 – Cawein, Hermance, Charysyn, & Dezan

 Nays - 0

 Absent-1-Davern

Therefore this Planning Board moves to accept the site plan that Brett Byrne showed and he will have to work with Larry Gardner to have it filed with Greene County.

**Sandra Knapp – Lot Line Adjustment - Truesdell Farm**

Sandra is looking to buy part of the Truesdell Farm. She would like to add road frontage to one parcel by giving 7 acres to that parcel so that it would be easier for the family to sell and she would like to add on 27 acres to the parcel that she wants to buy that includes the house, barn, and fields that borders her parents’ property. The reason she wants to add on is for pasture and to hay the fields. Deputy Chair Robert Hermance said that the property would need to be surveyed and Board member Taris Charysyn wanted to make sure that none of the parcels would be land locked.

**Motion to Accept**

Deputy Chair Robert Hermance made a motion to accept the proposed lot line adjustments and Chair Jenni Cawein seconded the motion and with none opposed it was accepted.

There would be a fee for the lot line adjustment but it is not as much as a subdivision. Chair Cawein said that she would sign the mylar when it is ready and Sandra will not have to come back for another meeting.

**Architecture Review Board**

The Planning Board would like the Town of Lexington to create an Architectural Review Board. Board member Taris Charysyn said this should have been done years ago. Deputy Chair Robert Hermance said that the Town Board needs to approve this. Chair Jenni Cawein would approach the Town Board regarding this and would like Taris to be on the Architectural Review Board and Taris agreed to be on it. Chair Cawein said that she would also speak to Town Attorney Tal Rappleyea regarding this.

**Lexington Arts & Science “Food Truck”**

Board Member Taris Charysyn wanted to bring up that the food tuck is on a dangerous corner and that parking is an issue. He also was wondering about insurance and the Board of Health. Chair Jenni Cawein checked the zoning and a special permit is not needed but there does need to be a site review done regarding the parking because it is considered commercial. Deputy Chair Robert Hermance said that you can’t park in an intersection or along side of the road especially if the vehicle is over the white line. Chair Jennin Cawein will speak to Code Enforcement Officer Carl Giangrande about the site plan approval. He will need to speak to Alex Rodriguez who is the property owner.

**Windham Falls**

Deputy Chair Robert Hermance was wondering what was going on and Chair Cawein said that CEO Carl Giangrande was going over the plans and she asked Engineer Doug Van Deusen to go over them as well.

**Adjourn**

On a motion by Deputy Chair Robert Hermance, seconded by Board Member, Beverly Dezan and with none opposed Chair, Cawein adjourned the meeting at 7:15 PM.

 Respectfully Submitted,

 Charlotte Jaeger, Secretary