

Planning Board

TOWN OF BRUNSWICK
336 Town Office Road
Troy, New York 12180

MINUTES OF THE PLANNING BOARD MEETING HELD JANUARY 5, 2023

PRESENT were RUSSELL OSTER, CHAIRMAN, DONALD HENDERSON, J. EMIL KREIGER, LINDA STANCLIFFE, DAVID TARBOX, KEVIN MAINELLO and ANDREW PETERSEN.

ALSO PRESENT were CHARLES GOLDEN, Brunswick Building Department, and WAYNE BONESTEEL, P.E., Review Engineer to the Planning Board.

Chairperson Oster reviewed the agenda for the meeting, as posted on the Town sign board and Town website.

The Planning Board opened a public hearing on a special use permit application submitted by Paul Brunina for property located at 125 Tamarac Road. Paul Brunina was present to review the application. Attorney Jon Tingley read the Notice of Public Hearing into the record, with the Notice having been published in the Eastwick press, placed on the Town sign board, posted on the Town website, and mailed to the owners of all properties within 300 feet of the project site. Chairman Oster asked Mr. Brunina to briefly review the project. Mr. Brunina stated that he was seeking to build an addition to his house that would include one new bedroom, but that one existing bedroom in the current house would be eliminated during construction, resulting in no change to the total number of bedrooms in the house, and that there would also be no change to the number of bathrooms in the house. Chairman Oster opened the public hearing on the application. There were no public comments on the application. Chairman Oster asked the Planning Board members

if there were any questions for the applicant, and there were none. Chairman Oster made a motion to close the public hearing, which was seconded by Member Henderson. The motion was unanimously approved, and the public hearing was closed.

The draft minutes of the December 15, 2022 regular meeting were reviewed. Upon motion of Chairman Oster, seconded by Member Mainello, the draft minutes of the December 15, 2022 regular meeting were unanimously approved without amendment.

The first item of business on the agenda was a special use permit application submitted by Paul Brunina for property located at 125 Tamarac Road. Chairman Oster stated that the Town had received a letter from the Rensselaer County Bureau of Economic Development and Planning stating that the project will not have a major impact on County plans and that local consideration shall prevail. Chairman Oster also noted that the letter from Rensselaer County stated that if there is to be any change to the septic system for the house, then the Rensselaer County Health Department should be informed. Chairman Oster noted that since there would be no change in the number of bathrooms in the house, that notification would be unnecessary. Mr. Bonesteel asked how many bathrooms currently exist in the house. Mr. Brunina stated that there are currently three bathrooms, and there would continue to be three bathrooms in the house after construction. Mr. Bonesteel asked when the septic system was installed in the house. Mr. Brunina stated that the septic system was installed in 1967. Chairman Oster asked if there was a well on the property. Mr. Brunina confirmed that the property did have a well. Mr. Bonesteel stated that a well being on the property would not be an issue. Chairman Oster also noted that Mr. Brunina had submitted an Agricultural Data Statement with his application. It was also noted that since there were no public comments received during the public hearing, a written response to comments was unnecessary in this case. There were no further questions from the Planning Board. Member Henderson made a

motion for a negative declaration on the project under SEQRA, which was seconded by member Stancliffe. The Planning Board voted unanimously to declare a negative declaration on the project under SEQRA. Chairman Oster asked if there should be any conditions on the application for the Planning Board to consider. Attorney Tingley stated that due to the letter from Rensselaer County, a condition for the Planning Board to consider would be that if any additional bathrooms are built in the house in the future, that approval must be obtained from the Rensselaer County Health Department. Member Petersen made a motion to approve the special use permit subject to the stated condition, which was seconded by Member Henderson. The Planning Board voted unanimously to approve the special use permit subject to the stated condition.

There was no new business to discuss.

Mr. Golden discussed certain matters pending in his department for the Planning Board's information.

The index for the January 5, 2023 regular meeting is as follows:

1. Brunina – special use permit (approved with condition).

There are currently no agenda items for the January 19, 2023 meeting.