

TOWN OF CHATHAM PLANNING BOARD August 9, 2011
MEETING MINUTES Final Copy

Members Present:

Marilyn Cohen, Chairman
Donna Staron, Deputy Chair
Tony Ooms
Aven Kerr
Dorothy Mackerer
Bill Bulick
Wendy Carroll
Paul McCreary, Engineer
Tal Rappleyea, Town Attorney

Members Absent

None

Public Present

Nancy Schultz
Jordan Wolfe
Debbie Wolfe

The August 9, 2011 Planning Board meeting was called to order at 7:00PM by Chairman Marilyn Cohen. The Pledge of Allegiance was recited. Bill Bulick moved and Dorothy Mackerer seconded to approve minutes from the July 12, 2011 meeting. This carried.

Children Daycare Center – Old Chatham
Site Plan Review - Informational
Debbie and Jordan Wolfe/representatives

This project is before the Zoning Board of Appeals. The applicant is requesting a special use permit. This project has come before the Planning Board for review. Deputy Chair Donna Staron recused herself from the meeting as she is the applicant's aunt. Debbie Wolfe and her husband, Jordan submitted paperwork to the Board that showed the property layout. Chairman Cohen pointed out that the State has complete and full jurisdiction over the project and said that the Planning Board needs to concentrate on just the aesthetics. Specific concerns regarding the fence and sign were addressed. These concerns were put to rest by the applicants. The sign is not large and, as Tal Rappleyea pointed out, there is no restriction on the setback of the sign to the road. There will not be any additional lighting, and the parking is more than adequate for the amount of traffic expected at any given time. Debbie Wolfe mentioned that the State mandates there be a

minimum of one adult for every 8 children. Since Debbie is planning on a maximum of 16 children she will have one assistant which will satisfy the requirement. The Daycare will be open 5 days a week and will be a year round operation.

The Board was unanimous in setting this project up for Public Hearing in September, contingent upon the Zoning Board of Appeals issuing the special use permit. A letter will be sent to the Zoning Board recommending acceptance of the request for a special use permit.

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Chairman Cohen told the Board that Fairpoint Communications has asked the Zoning Board of Appeals for a public utility special use permit in order to put a switching box on the property of the Light Farm in North Chatham. The Zoning Board has asked the Planning Board for their input on this. The Board recommended that the special use permit be granted and further stated that North Chatham is in need of this service. This will be communicated to the Zoning Board of Appeals.

Aven Kerr moved and Dorothy Mackerer seconded to adjourn. The meeting was adjourned at 7:30PM.

Marilyn Cohen, Chairman

Respectfully submitted,

Gail Wessot, Clerk