

TOWN OF NEW BALTIMORE PLANNING BOARD
Public Hearing
Lime Kiln Farm – Special Use Permit and Site Plan Applications
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The Public Hearing was opened at 7:00 p.m. by Chair Rob Van Etten. Other Board Members in attendance were Ann Marie Vadney, Bob Court, Pat Bruno; Bill Boehlke and Lee Salisbury. Jean Horn was absent. Present from Lime Kiln Farm was Brent Zimmerman.

Purpose of applications is to allow Lime Kiln Farm to operate a farm store in an existing building at the farm located at 523 Lime Kiln Road, West Cocksackie, to sell agricultural products.

Green Cards were presented for certified letters sent to:

Bernard Jones, Town of New Baltimore
Linda Mix
Lloyd & Debra Hotaling
Raymond & Roberta Saniga.

White receipt was presented for the certified letter sent to:

Kelly & Laura Moffat.

All requiring notification of the Public Hearing had been so notified.

Board members not present at September meeting had read the September minutes and had no questions. Mr. Zimmerman advised that he had had phone calls from a couple of his neighbors questioning if there would be an increase in traffic and he had informed them that there would not be. They indicated that that was fine then and that they didn't need to come to the Hearing.

Anyone wishing to comment on the applications was then given opportunity. Bernard Jones questioned if he would be smoking meat there. Mr. Zimmerman responded that he would not be smoking meat on the property nor doing any butchering. They would just be making the cheese [Several words not understood.] and sending off to the USDA [Several words not understood.] and if we do some smoked, it will be through other companies.

Part 2 of the Short Environmental Assessment Form was gone through as follows:

1. *Will the proposed action create a material conflict with an adopted land use plan or zoning Regulations?* - **NO**
2. *Will the proposed action result in a change in the use or intensity of use of land?*- **NO**
3. *Will the proposed action impair the character or quality of the existing community?*- **NO**
4. *Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?* - **NO**
5. *Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?*- **NO**
6. *Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?* - **NO**
7. *Will the proposed action impact existing:*
 - a. *public/private water supplies?* - **NO**
 - b. *public/private wastewater treatment utilities?* - **NO**
8. *Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?* - **NO**
9. *Will the proposed action result in an adverse change to natural resources (e.g. wetlands, waterbodies, groundwater, air quality, flora and fauna)?*- **NO**
10. *Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?* - **NO**

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11. Will the proposed action create a hazard to environmental resources or human health? - NO

At 7:15 p.m., it was moved by Van Etten and seconded by Vadney to close the Public Hearing.

Ayes: 6 Nays: 0 Abstained: 0 Absent: 1

mbl