

Town of Northumberland  
Planning Board  
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**Planning Board Members Present:** Melanie Eggleston, Lisa Black, Holly Rippon-Butler,  
Brit Basinger, Vice Chair James Heber and Chair Susan Martindale

**Members Absent:** Jeff King and Mary Beth McGarrahan

**Town Employees Present:** Dave Brennan, Town Counsel, Charles Baker, Town Engineer, Richard Colozza,  
Code Enforcement Officer and Tia Kilburn, Clerk

Chair Martindale opened the Public Hearing meeting and addressed all in attendance and asked them to stand and salute the flag at 7:00 pm. She asked each member to introduce themselves. Quorum established.

First item on the agenda, Public Hearing for the siting of the Fire Substation proposed for 256 Rugg Rd, Application #: 0013-21 for Schuyler Hose Company. Mr. Koziol, Laberge Group, Engineer representing Schuyler Hose introduced himself. He explained the proposal as a 3 acre lease out of 196 acre parcel, they located any jurisdictional wet lands and surveyed for endangered species and most recently they got notice from NYS DEC concurring with their report that they are not proposing development in the wet lands and there are no endangered species on the subject property. They are proposing approximately 4600 sq ft fire substation allows for 2 bays, 2 fire apparatus, the entrance off Rugg Road will be asphalt pavement, proposing 13 parking spaces, 2 of those are handicap, the building is setback 50', there will be a certified drilled well, septic system and leach field. Lighting will be building mounted wall units. Chair Martindale asked if there were any comments from the public? Bill Peck stood and stated he and his brother own the property and he would like to give a little background for the fire station. As people get homeowners insurance, they find they are outside a certain distance from the fire station, so their homeowners insurance goes up, so they are doing this as a public service because the fire dept. was having trouble finding property they could afford, so he and his brother are doing this with a portion of the property because it is the homeowners in Terrel Hills and up Colebrook are paying higher rates on fire insurance. It is the neighborly thing to do, it will be a \$1.00 lease for an extended period of time.

Chair Martindale asked if it were a volunteer company, Mr. Koziol replied yes. Vice Chair Heber asked if the lighting on the building was down lighting? Mr. Koziol said yes, wall mounted down lighting. Chair Martindale asked if there would be a siren, Mr. Koziol said no. Mr. Derway, Capt. Of the Fire Dept. explained they do not use sirens anymore; the firefighters carry pagers, and the County sends out text message alerts which is amazing because they will get the text message before the pager goes off.

Chair Martindale asked Mr. Baker if he wanted to go through his findings, Mr. Baker said he looked at the application package that was presented and it was through, it included Stormwater Pollution Prevention Plan, details of the septic system, details of site grading and drainage he is happy with all the details that were presented. Only suggestion he has is when the septic system is constructed it be inspected by the designer and certified it was built according to the plans. Vice Chair Heber asked if that could be put on the plot plan. Mr. Koziol agreed.

Chair Martindale asked if there were a motion to close the public hearing.

Vice Chair Heber made a motion to close the public hearing,  
Ms. Eggleston 2<sup>nd</sup> the motion  
All in attendance unanimously agreed.

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Chair Martindale stated the next public hearing is for Joe Verdi, Verdi Storage Containers and Versatile

Containers, Application # 0011-21, 46 Pettis Road. Mr. Paul Lubera of Lansing Engineering introduced himself. He explained the proposal; expanding the parking lot they will use the existing building as is, 8 – 10 employees, they will replace the sign; the existing sign on the building is a 12 x 10'. He asked if there were any questions from the public or Board?

Vice Chair Heber asked if they had Mr. Baker's response. Mr. Baker went over his recommendations; he stated they received a response to previous comments in August, they had requested a wet land delineation be done, that was completed, they requested details to show where the existing septic system and additional information on the grading and drainage on the site along with storm water control, the applicant's engineer has provided responses to all the comments. He is satisfied with the level of detail that was provided in the response.

Vice Chair Heber asked if they are removing existing vegetation and replacing with anything else, there may be some visual effects? Mr. Lubera pointed out the existing vegetation that will remain. Discussion ensued on planting additional trees in the front of the lot.

Chair Martindale stated it has been sent to County Planning and the response has been received back from them with "no significant county wide or intercommunity impact". She asked if there were a motion to close the public hearing?

Vice Chair Heber made a motion to close the public hearing,  
Ms. Eggleston 2<sup>nd</sup> the motion,  
All in attendance unanimously agreed

Continuation of public hearing for Daniel Shaw, Application #: 0010-21, Subdivision. Mr. Shaw was not in attendance at this time.

Continuations of public hearing for Angelo Rosse, Application #: 0002-21, site plan for mining permit located at lot 1 Homestead Estates, Virginia PL.

Donald Zee, Esq. he stated at the last meeting they had submitted responses to the public comments, at that meeting there was one outstanding question raised by a couple Board members as well as the Town Attorney regarding the restrictions placed on the approved subdivision maps back in 1992 of the Homestead Subdivision. They disagree with the question of this Board that this Planning Board or the Planning Board of 1992 had the authority to restrict the use on lot 1. He submitted a file to each Member and explained the first page is a summary of restrictions placed on the subdivision map (see attachment). He then stated it talks about the fact that in 1992 mining, though it was referenced in the code, was not specifically permitted in any District in the Town of Northumberland including the ag district which is the district Homestead Estates Subdivision is located in. He said he thinks since the adoption of the 1995 and 2006 Zoning Codes mining is now a permitted use in the ag district. He explained what was contained in the file he submitted are 3 or 4 different things he feels are relevant; 1<sup>st</sup> is all of the minutes of the Planning Board starting in February of 1992 until the project was approved in July of 1992, it is important to review the minutes in regard to the language in the approval document or resolution that was made at the time of the project approval. The reason why that is important is because the Courts of the State of New York upheld that if you are going to do something, create restrictions you have to be clear and precise, he said he respectfully asks this Board to look at all those minutes, look at the language of the approval document and he

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does not believe it is clear and unambiguous as to what was or was not authorized by the Planning Board in 1992. He stated he also attached cases to support that, what is also important in his research is that they looked at Town Law because this project was the 1<sup>st</sup> project of a cluster subdivision within the Town and parts of Saratoga County, if you look at NYS Town Law §278, subparagraph 6 it specifically provides that in the event that conditions are placed by the Planning Board on subdivisions it cannot include restrictions as to uses because the use restrictions are in fact, with regard to uses like mining, single family homes or 2 family that is in the purview of the Town Board. When you restricted, in 1992, the use to only the ag and when the Town Board changed their use provisions this Planning Board did not have the authority to extend that use restriction to the current use of the property. In addition, and more troubling they did a search of the Town Zoning Code and Ordinances because under Town Law §278 for a Planning Board to have the authority to create a cluster subdivision or conservation subdivision there must be an Ordinance adopted by the Town Board and they could not find a Town Board Ordinance prior to 1992 which allowed for the adoption of this Board or the creation by this Board of a cluster subdivision or conservation subdivision. Arguably the approval by this Planning Board in 1992 is void or voidable, for these reasons he believes that the uses that are permitted under the Zoning Code today for the property in question which permits mining should allow for mining to occur and allow the application to go forward. He then said he understands he has thrown out a lot of information and he would hope that the Board will want to review what he has handed out with Town Counsel before any responses and before moving forward on this application. He stated they attached all the cases and law in regard to conservation subdivisions for the Board to review.

Chair Martindale asked if there were any comments from the public? None were noted, she asked if the Board had any questions or comments? Mr. Brennan said Mr. Zee is a veteran of Planning Board presentations and he knows that when you hand out a pile of material at the meeting it needs time to review, it is up to the Board if you want to close the public hearing at this point being that there are no public comments or hold it open, in either event you need to take a look at what was presented. He gave the Board his opinion that they are on a collision course with making a decision soon whether the Board agrees or disagrees next month or the following month, you have to get to the point of issuing a decision. He stated he does not want to issue a decision tonight not having the opportunity to review and offer guidance to the Board on the current material that would be unfair to the applicant. It is not unfair to close the public hearing because if nothing else you have 62 days from the close to make a decision.

Vice Chair Heber made a motion to close the public hearing,  
Ms. Eggleston 2<sup>nd</sup> the motion,  
All in attendance unanimously agreed.

Mr. Brennan asked if they were going to do anything else with this application tonight? Vice Chair Heber said no, they have to look over the material. Mr. Brennan said they have a stenographer here they are paying, and he is sure they would like to end it. He said they can finish it for the evening and then take it back up next month. Ms. Rippon-Butler asked if they have anything on the DEC mining permit? Mr. Brennan said there maybe a draft permit at this point but there would not be a final because SEQRA is not done, if anything it would be a condition of approval. Mr. Zee said they did receive a letter from the Town Engineer, Mr. Brennan apologized and said he was also thinking of that, he said Mr. Baker did submit a letter that said basically he was satisfied with the responses. Mr. Baker said that is correct and there were 2 items that he did question.

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Continuation of public hearing; Site Plan Review for Saratoga RV Park, 4894 Route 50, Application #: 0007-21  
Applicant not present. Chair Martindale reviewed notes; Response from the County; “no significant county wide or intercommunity impact” and the need for written response from the applicant to public concerns not yet received, Fire Chief responded the roads are acceptable. Mr. Brennan stated they received a couple emails from neighbors, and he asked Mr. Baker the status on his review, Mr. Baker said he prepared a letter in June to the applicant however, he has not received responses to any of those comments. Mr. Colozza said his last phone call, about a week ago, with Mr. Hutchins, the Engineer for the applicant and he was working on the delineation and he was addressing Mr. Bakers comments. Chair Martindale asked if there was anyone from the public that would like to make a comment? Ms. Daley and Ms. Smith introduced themselves and said they were waiting for responses from the original public hearing, and they noticed it was on last months agenda but it wasn’t addressed, they are checking on the status of the application. Mr. Brennan said the applicant is still preparing materials, the response to the Towns Engineers comments and the Board has asked for response to the public comments. He said they are not in attendance, his suggestion to the Board is to hold it open for another month, it will be on the agenda and the Board is not at a point to take any action to night.

Vice Chair Heber made a motion to hold the public hearing open,  
Ms. Eggleston 2<sup>nd</sup> the motion,  
All in attendance unanimously agreed.

Continuation of public hearing for Danial Shaw, Application #: 0010-21, Kobor and Jewell Roads.  
Chair Martindale stated the Board has a response from County Planning with “no significant county wide or intercommunity impact”. There was a Negative Declaration declared on the SEQRA, she asked Mr. Shaw if he had any updates, He responded no there is nothing new. The Clerk stated the public hearing was only continued to wait for the County response. Chair Martindale asked if there were any questions or comments from the public, none were noted.

Vice Chair Heber made a motion to close the public hearing,  
Ms. Eggleston 2<sup>nd</sup> the motion,  
All in attendance unanimously agreed.

Old business, Application #: 0013-21, Site Plan, Schuyler Hose siting of a firehouse substation.  
Chair Martindale stated County response received, “no significant county wide or intercommunity impact”, and all the issues have been addressed. She asked if there were any comments or discussion from the Board? Ms. Rippon Butler asked if when they drill the well are they planning on using the water from the property to fill the trucks? Mr. Derway said no, to fill apparatus they will do it as either a drafting operation at one of the local fill sites or they will go back to the village to be filled by a hydrant, they have a fill station at the main station, they will not have a fill station at this substation. Chair Martindale asked if it would be manned 27/7 by one person, Mr. Derway explained they are volunteers so unless there is a fire call, a meeting or a drill session usually nobody is in the station. Chair Martindale asked if there would be a security system, Mr. Derway said yes, at the main station they have swipe cards / key fobs, so they know who goes in and out, Mr. Barass interjected they have drills every Thursday night and Tuesday nights they do a mix so at least two nights a week for a couple of hours there will be people there and also some of the retired people like to hang around, Chair Martindale stated she was concerned some people would find it an attractive nuisance and be curious, Mr. Derway said they keep a tight ship on the other station they keep doors locked all the time, there is very expensive equipment that would be hard to replace. Vice Chair Heber asked Mr. Baker if everything he asked for has been addressed, Mr. Baker responded yes.

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Mr. Peck stated he wanted to be clear on how this came about, he explained there are 2 fire districts that cover the Town, the Southern portion is contracted with Schuylerville, the Northern part is Gansevoort Fire Station. DOH oversees the fire districts, the homes on King Road are closer to the Wilton Substation on Route 50 and are within the distance that would give them a lower Home Insurance rate, but they can't take that because it is outside their district and they are in Schuyler Hose district. Schuyler Hose has been looking at properties to purchase and it became difficult, he said he was in discussions with them to come up with a location to suit their needs and limit the amount of farm land that would be taken away so they decided this location next to the barns and they did it as a public benefit.

Mr. Brennan said they have to go through SEQRA. Vice Chair Heber went through the form and discussed with the Board.

Vice Chair Heber made a motion to declare a negative declaration on the SEQRA, State Environmental Quality Review Form,  
Mr. Basinger 2<sup>nd</sup> the motion,  
All in attendance unanimously agreed.

Vice Chair Heber made a motion to approve the site plan and special use permit,  
Mr. Basinger 2<sup>nd</sup> the motion,  
All in attendance unanimously agreed.

Application #0011-21, Joe Verdi, Verdi Storage Containers site plan, 46 Pettis Rd.  
Chair Martindale stated the mapping was updated to show the footage for the buffer, loading birth, loading turnaround, Mr. Baker's comments have been addressed and County has responded with, "no significant county wide or intercommunity impact". Vice Chair Heber asked Mr. Baker if all his questions have been answered, Mr. Baker replied yes. Chair Martindale asked if there were any other questions from the Board, Vice Chair Heber asked about the screening in front by the road. Discussion ensued on the existing vegetation and the applicant agreed to plant additional trees for a buffer.

Vice Chair Heber went through the short form SEQRA and discussed with the Board.

Vice Chair Heber made a motion to declare a negative declaration on the SEQRA, State Environmental Quality Review Form,  
Ms. Eggleston 2<sup>nd</sup> the motion,  
All in attendance unanimously agreed.

Vice Chair Heber made a motion to approve the site plan contingent upon additional screening / evergreens added to the front of the property by the road.  
Ms. Black 2<sup>nd</sup> the motion,  
All in attention unanimously agreed.

Daniel Shaw, Application #: 0010-21, subdivision Kobor Rd  
The Board reviewed the proposed subdivision map.

Vice Chair Heber made a motion to approve the 2 lot subdivision contingent upon adding the verbiage of "no further subdivision" to each lot on the map and "Right to Farm".

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Ms. Eggleston 2<sup>nd</sup> the motion,  
All in attendance unanimously agreed.

Chair Martindale stated the next item on the agenda is the site plan for Angelo Rosse, the public hearing was closed and Vice Chair Heber stated the information received needs to be reviewed so they will address this at the next months meeting.

Next item on the agenda Saratoga RV Park, Application #: 0007-21, Chair Martindale stated the Applicant is not in attendance, information has not been received. Vice Chair Heber stated the public hearing is left open.

Chair Martindale stated the final item on the agenda, major subdivision / shoreline overlay for James O'Donnell, application # 0012-21, 1439 West River Road, aka Solomon Estate.

Kim Bender, Realtor from Select Sotheby's, addressed the issue of prior lot line adjustment and whether or not this can be subdivided, they have been working on for the last couple of meetings, meetings she displayed a large maps and explained the previous actions as; she stated there have been several maps and some confusion, the original subdivision was an 11 lot subdivision, the property they are proposing subdividing is labeled as "other lands" it was the Stoney Brook Land subdivision. There are 11 lots all numbered 1-11 and there is a notation that says "there should be no further subdivision of the lots shown on this subdivision plot except for lot 2". If you look at all of those 11 deeds that exact verbiage will be found on all 11 and if you add up the acreage listed on all 11 lots you will come up with 253.56 acres, that clearly shows that the particular property "other lands" was not included in those 11 parcels and not subject to the restriction. Look at the deed for "other lands" and there is nothing in there that says you cannot subdivide, and as a matter of fact in that deed it talks about any new homes constructed on the parcel in the future shall be single family residences stick built or modular and not less than 1800 sq ft excluding the garage areas, and it talks about no mobile homes. It is very clear that this parcel was not included in those 11 lots. After that happened the Town and the County approved a division of a 5 acre parcel on the one they are trying to subdivide now, and the remainder of that was connected to lot 1. Look at lot 1 it shows 15.08 acres, what that did was take 5 acres and added the remainder to lot 1 totaling 35.85 acres. There is a note on the map that says 20.42 acre remainder parcel and .358 acre shoreline parcel was merged to lot 1, and it also said "no further subdivision" on lot 1 and it was approved by the Town and County. She displayed a 3<sup>rd</sup> map and explained it was revised and it was reversed, so lot 1 that has the restrictions on it went back down to 15.08 acres. She then pointed out the area they are looking at subdividing and no where does it say it cannot be subdivided.

Ms. Eggleston reiterated first it was excluded then it was included and now it is back to excluded. Ms. Bender said yes, that is why she wanted to explain it. Ms. Eggleston stated now it is back to the original size and that is what you are proposing to subdivide now. Ms. Bender replied yes 5 parcels and she asked if there were any questions about what has happened thus far. Vice Chair Heber said the legality of one map saying "no further subdivision" and going to a newer map and taking it away. Ms. Bender said it actually has a note that says "this survey map is intended to supersede the survey from the boundary line adjustment" and it shows it brings back lot 1 as it shows on the previously filed map. She said there was 1-11 and "other property", then you had part of the "other property" added to lot 1 and 5 acres was on its own, and then it was reversed.

Chair Martindale asked if the mylars the Town has on file match these maps? The Clerk replied yes. Ms. Bender stated she checked with the County for anything else that has been filed and there has not been anything.

Mr. Brennan asked the Clerk and Mr. Colozza if they had gone through minutes and see if they reflect any of this?

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The Clerk said yes and explained the minutes reflected the purchaser of lot 1 wanted additional land and then when the time came to purchase, he decided he did not want it. Mr. Phillips stated the man that did that was in attendance tonight, Mr. O'Donnell the owner of the property proposing this subdivision. Mr. Phillips said Mr. O'Donnell is involved with Historical Preservation and he went over the SHIPO with him today to get a sense of what it was and this Board addressed some of the historical things back in 2006 and posted requirements on this land. The requirements specifically related to the house he owns now in terms of preserving it in its present condition, the most recent letter is dated August 17 of this year that was sought by Mr. Colozza and SHIPO came back and said if you are going to further develop this property because of the protentional of diminishing the integrity of the historic setting they would like to protect the historic house as much as possible, and there was a check list of how they would like to protect it in terms of vegetative buffers, setbacks, landscaping, fencing they want chain link or stockade fencing and they are looking for muted colors that minimize impacts. The SHIPO people are just concerned with aesthetics more than anything else in terms of what the new houses would look like. Mr. Brennan said he read the letter and it said they were concerned about the setting of the house and not just the aesthetics, it was about the setting of the house and the open fields around it giving the historical context to the farm that was there. Ms. Bender said that is one of the reasons why they placed the house site far away from the existing historical house as possible. Mr. Brennan said it doesn't look like it is as far as possible it looks on a lot that you want but not as far as possible. Ms. Bender on that particular lot and then they tried to cluster the others.

Mr. Phillips showed where there is an existing fence line with the existing house and an existing tree line, it is protected to a certain degree already. Chair Martindale asked if all of the lots were 5 acres, Mr. O'Donnell said they are more than 5 acres, he added he would like to do deed restrictions that whoever purchases the properties would have to build "period" homes as the main house nothing can be build like an A frame.

Chair Martindale asked why the house has designated as historical, Mr. O'Donnell said it was built 1700's, Mr. Brennan said there is a lot more going on than the age. Mr. O'Donnell said it was Colonel Sidney Berry's house. Mr. Colozza added it was his original farm and he was also the 1<sup>st</sup> Supervisor of the Town of Northumberland, Chair Martindale reiterated that was the historical significance. Mr. Colozza said there is a list of things. Ms. Rippon Butler asked Mr. O'Donnell if he lived there full time. Mr. O'Donnell said no, but he visits very often. Ms. Eggleston asked if he was the only occupant, Mr. O'Donnell said he doesn't rent it out or anything he uses it to go snow skiing in the winter and water skiing in the summer. Ms. Eggleston asked if there were a cemetery on the property. Mr. O'Donnell said no. Mr. Basinger asked if there was an archeological dig done, Mr. Brennan said SHIPO wants one, Mr. Phillips said he believes they want one on this site. Ms. Bender said there was one done already on the original, Mr. O'Donnell asked why would it have to be done again? Chair Martindale asked if they had a copy of it? Ms. Bender said she talked to the person who did it because he remembered doing it so she can get the information. Chair Martindale asked her to submit that and asked what year it would be dated? Ms. Bender asked Mr. Story when the archeological dig was done on the property, he replied just before they did the subdivision, 2006. Mr. Brennan asked what it consisted of, Mr. Story said a phase 1, 15-16 years ago, they checked the area for archeological or historic whatever and they didn't come up with anything. Mr. Brennan said a phase 1 is a literature review, did they actually do the shovel test? Mr. Story said no they didn't. Vice Chair Heber asked if they wanted a shovel test. Mr. Brennan said yes that is what the letter says. Mr. Colozza said it is his farm and they are going to point out a couple sites to be tested.

Mr. Brennan summarized; does the Board agree that now they can understand the land as to the boundary lines he would like to take a look one more time at the minutes to make sure he agrees, he is not disagreeing it is one large parcel, so if everyone agrees it is one parcel and we know the history of it as it sits on a tax map today, the next thing is before you get to a public hearing you will have to do SEQRA and to do it correctly you need all the

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environmental data and the main thing at this point is SHIPO's response to what they want to evaluate this. He said they need to do that before they can get to a negative declaration. He said Mr. Colozza will tell you it is in the Shoreline Overlay District, in a floodplain, Mr. Colozza interjected and said a Federal Floodplain and a State Floodplain and Canal Corp. Mr. Brennan added there is a note on there that says there is a reservation by the State, and he described where it was on the map. Mr. Brennan read the note "land released and flowage rights retained by November 16, 1921", he said they need to understand what that means, he said it sounds to him like it is something with the Canal Corp. or the State saying they released the land but retain the flowage rights. Mr. Story said it means when they built the dam at Thompson Island they felt they might want to raise the water up a little higher at times so they put additional boards on top of the dam around 1910 or 11, so if they wanted to they could raise the water up to make it level with the canal section of the river. Over the years it has all washed away, there is nothing there and it has been the same for the last 70 or 80 years.

Mr. Phillips said they would look into that note. Mr. Brennan said he is just saying there maybe another involved agency under the SEQRA, if it is Canal Corp. or OGS there might be some other permit or something that has to be done. He said they need to look at the regulations for the subdivision and shoreline overlay district, the floodplain and then the overall SEQRA process long form with 18 questions and then there is Mr. Bakers list. Mr. Basinger said Mr. Bakers list is significant. Mr. Basinger asked if Mr. Baker wanted to give an overview.

Mr. Baker said if the Board is satisfied the parcel is subdividable there are a number of things that have to be done to prove that can be accomplished the 1<sup>st</sup> on his list is to do an updated wetland delineation for Army Corp and DEC the last one referenced was in 2006, regulations have changed since then. Mr. Basinger asked why that was important. Mr. Baker said because if there are wetlands on the site it will affect where they can locate houses, septic and wells. He said the 2<sup>nd</sup> is the phase II archeological survey, the 3<sup>rd</sup> is the property is located within the 100 year flood plain, that means any new structures are going to have to be elevated above the 100 year flood plain including the septic systems as well, a detailed grading and drainage plan will have to be done to show how much fill has to be brought in, there is going to have to be a hydro study to go along with that to show how it impacts the 100 year flood elevations, if it impacts and what impacts it has. The last thing he suggest is to do soil test pits on each one of those lots to see where the seasonal high water table is for a starting point for septic system design. Mr. Basinger suggested they do that last after they find the answers to 1,2 and 3, Vice Chair Heber said wouldn't it behooved to find out what the 100 year flood plain is, if they have to put 20 feet of fill on it, Mr. Basinger said they can't do that in a flood plain. Mr. Brennan asked what the difference is between the ground level and the base flood elevation, Mr. Colozza replied they have to build 3 feet above the base flood elevation. Mr. Brennan said no, he is asking what the ground elevation is there? Mr. Colozza said he saw one line at 120 and 129 should be the Vice Chair Heber interjected the 100 year flood? The Board reviewed the topo on the maps and Mr. Baker said they should probably update the topo on the property as well, what the existing is. Mr. Phillips said they have contacted Hutchins Engineers and they will be looking at those elevations but they are backlogged right now.

Vice Chair Heber said they have a list of stuff to do, Mr. Brennan said he would review the maps and the minutes and he doesn't know if the Board agrees or not but it sounds like you made a case of going through the history of the parcel this is the configuration the matches the tax map, he doesn't think he will change his mind but he will take a look at it and confirm all that. Mr. Brennan said the next step is to dig into the subdivision process and there is a lot with this that we usually don't see. Mr. Phillips agreed. Mr. Brennan said we can hold them on the agenda for next month and they can notify us if it is worth coming in if there is something to talk about, if not they can communicate with the Clerk and Mr. Colozza if there is a reason not to come in.

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Chair Martindale stated the next meeting will be October 25<sup>th</sup>, and she stated she didn't see any August minutes.

The Clerk said they are not quite done, she was waiting for the transcript from Mr. Rosse.

Mr. Basinger made a motion to adjourn the monthly meeting at 8:30PM

Ms. Rippon Butler 2<sup>nd</sup> the motion,

All in attendance unanimously agreed.

Respectfully Submitted,  
Tia Kilburn, Planning Board Clerk