



**MINUTES OF A PUBLIC HEARING OF THE PLANNING BOARD OF THE
TOWN OF NEW LEBANON HELD ON July 17, 2019 ON A REQUEST MADE BY
SHAKER MILL PROPERTIES- (MIDTOWN MALL) 19.2-1-51
PLAN REVIEW FOR A NEW UNIT FOR LIMITED USE FOR LIMITED AUTO MOBILE
REPAIR SHOP**

Present: Michael Blatt, Chairman
William Banker, Planning Board Member
Elizabeth Brutsch, Planning Board Member
Jim Carroll- Planning Board Member
Tegan Joy Cook, Planning Board Member
Bob Smith, Planning Board Member

Absent: Greg Hanna, Planning Board Member

Others Present: Paul McCreary- Engineer, 4 members of the public

CALL TO ORDER:

The public hearing was called to order at 7:40 pm by Chairman Blatt

PROOF OF PUBLICATION AND POSTING:

Proof of publication was provided as follows:

**LEGAL NOTICE
PUBLIC HEARING
PLANNING BOARD
TOWN OF NEW LEBANON
COLUMBIA COUNTY**

NOTICE IS HEREBY GIVEN that the Town of New Lebanon Planning Board will be holding a Public Hearing on behalf of Shaker Mill Properties II LLC (Lori Bashour). The applicant is Alan Becker, the applicant is requesting a site plan review for a limited use automobile shop. The Public Hearing will take place on Wednesday, July 17, 2018, at 7:30 P.M. at the New Lebanon Town Hall; 14755 State Route 22 North; New Lebanon, NY. More information is available by contacting the Planning/Zoning Clerk during her normal business hours.

PUBLIC COMMENT:

Resident Andrew Gagnon was concerned about where the cars would be parked. Alan Becker explained that there would be no cars parked in the lot, and there will be no automobile sales taking place.

Chairman Blatt went on to explain that the shop would be only be used for upholstery And detailing of the o welding or painting taking place in the shop.

Resident David Cullen asked what the capacity of the number of cars could be stored on premise. Chairman Blatt stated that 17 automobiles could be stored but that was the maximum.

Mr. Cullen also inquired if there would be any harmful chemicals being used. Chairman Blatt stated, “only detailing would be done, there would be dry washes taking place, but all exterior washing would occur at the local car wash”. “No hazardous chemicals would be used”.

Resident Gagnon asked for the location of the dumpsters. Mr. Becker explained that the dumpsters would be staying in their current location. He also said that there would be minimal waste, and that the waste would be disposed of at his Stockbridge location.

Mr. Gagnon asked if a door was going to be installed, and if so where it would be located. Mr. Becker explained that the door would be no less than 8 ft. high and 10 ft wide and would be added to the northside of the building.

Mr. Cullen inquired about the inspection protocol and Chairman Blatt explained that CEO Hernandez does yearly inspections.

Chairman Blatt closed the Public Hearing at 7:48.

Respectfully submitted,

Michelle Bienes
Planning/Zoning Clerk