

**TOWN OF STILLWATER  
PLANNING BOARD MEETING MINUTES  
STILLWATER TOWN HALL  
April 26, 2021 @ 6:00 PM**

**Present:**

**Chairman Peter Buck (PB)**  
**Frank Bisnett (FB), Member**  
**Heather (Ferris) Keefer (HK), Member (via Zoom)**  
**Kimberlee Marshall (KM) Alternate Member**  
**Randy Rathbun (RR), Member**  
**Marybeth Reilly (MR), Member**  
**Dale Smith (DS), Member**

**Also Present:**

**James Trainor, Attorney for the Town (JT)**  
**Paul Male, Town Engineer (PM)**  
**Lindsay (Zepko) Buck, Town Planner (LB)**  
**Sheila Silic, Secretary**

**Absent:**

**Carol Marotta, (CM), Vice-Chairperson**  
**Ellen Vomacka, Town Board Liaison**

**Pledge:**

Chairman Buck called the meeting to order at 6:00 PM and led everyone in the Pledge to the Flag.

**Review and approval of minutes of Planning Board meeting:**

Mr. Rathbun made a motion to approve the March 8, 2021 meeting minutes, seconded by Mr. Bisnett. Mr. Bisnett made a motion to approve the March 22, 2021 meeting minutes, seconded by Mr. Rathbun. Motions passed unanimously.

**PB2021-11 Compton Minor Subdivision, Brown Road**

Chairman Buck recognized Mr. James Vianna of James Vianna Land Survey who is representing Ms. Sandra Compton who is the daughter of the property owner. Mr. Vianna stated that the property is located on Brown Road with 95% of the parcel in the Town of Stillwater and the remaining parcel is in the Town of Saratoga. Mr. Vianna stated that the Town of Saratoga waived their right to be Lead Agency and requested that the Town of Stillwater be Lead Agency for the project. Mr. Vianna stated that this parcel was subdivided in 2018 for Mr. & Mrs. Compton's daughter to be able to build a single-family dwelling. Mr. Vianna stated that applicant is seeking a 2-lot minor subdivision of the 7-acre parcel which is located in the LDR Zoning District. Mr. Vianna stated that Lot 1 would consist of 2.5-acres with a single-family

dwelling and Lot 2 would retain the existing Single-family dwelling on the 4.5-acres. Mr. Vianna stated that there are NYS DEC wetlands on the rear of the parcel and will not be impacted by the new single-family dwelling. Mr. Vianna stated that the property will have an on-site septic system and private well. Mr. Vianna stated that the soil and perk testing have been completed. Mr. Vianna stated that he received Mr. Male's comment letter dated April 18, 2021 and all the comments have been addressed.

Chairman Buck proceeded to open the public hearing and asked if anyone wished to comment.

Stacie Gonzalez 32 Brown Road

Ms. Gonzalez asked about the location of the driveway and if it would be next to her property line. Mr. Vianna showed Ms. Gonzalez where the driveway and the single-family dwelling would be located on the map. Ms. Gonzalez asked if there are any plans to put a fence along the property line. Mr. Vianna stated that he is not aware of any plans for fencing along the property line.

Chairman Buck asked if anyone had any additional questions or concerns and hearing none, he closed the public hearing.

Chairman Buck asked if the lot that is being created is for a family member. Mr. Vianna stated that is correct.

Ms. Lindsay Buck stated that she received responses from both the Town of Saratoga and the Saratoga County Planning Board with no County-wide or Inter-Municipal Impact.

Mr. Bisnett asked if the subdivision map needs to be referred to the Stillwater Fire District due to the length of the driveway. Mr. Male stated the driveway would be referred to the Stillwater Fire Department if the driveway would be 500 ft. in length according to the Town of Stillwater Zoning Code. Mr. Vianna stated that the length of the driveway is under 500 ft.

Mr. Trainor asked about the garage on the property and if the garage is staying on the property. Mr. Vianna stated that the garage is staying on the property and would be utilized by the owner.

Chairman Buck asked if anyone had any additional questions or concerns, hearing none he asked to move to discussion of SEQRA.

**TOWN OF STILLWATER  
PLANNING BOARD  
2021 RESOLUTION NO. 15**

WHEREAS, Sandra Compton through her agent James M. Vianna, PLS has submitted an application for Compton Minor Subdivision Site Plan Approval regarding property located at 36 Brown Road, more fully identified as Tax Map Number 206-1-5.111; and

WHEREAS, pursuant to the New York State Environmental Quality Review Act (SEQRA), the proposed action is an unlisted action requiring SEQRA review; and

WHEREAS, pursuant to 6 NYCRR §617.6, the Stillwater Town Planning Board is the lead agency for SEQRA review; and

WHEREAS, the applicant has submitted a fully completed Short Form Environmental Assessment Form (EAF); and

WHEREAS, the Planning Board has duly reviewed the EAF and considered the criteria contained in 6 NYCRR §617.7 (c), to determine if the proposed action will have a significant impact on the environment; and

WHEREAS the Planning Board reviewed each of the 11 factors contained in Part 2 of the EAF and determined that the proposed action will have no, or only a small environmental impact;

Now, therefore, be it

RESOLVED, that the Planning Board hereby determines that the proposed action by the applicant, Sandra Compton through her agent James M. Vianna, PLS for Site Plan Approval regarding property located at 36 Brown Road, more fully identified as Tax Map Number 206-1-5.111, will not have a significant impact on the environment.

A motion by Member Rathbun, seconded by Member Marshall, to adopt Resolution No. 15 of 2021.

A roll call vote was taken on Resolution No. 15 as follows:

Chairperson Buck	Yes
Member Bisnett	Yes
Member Keefer	Yes
Member Marshall	Yes
Member Marotta	Absent
Member Rathbun	Yes
Member Smith	Yes
Member Reilly	Yes

Resolution No. 15 of 2021 was adopted at a meeting of the Planning Board of the Town of Stillwater duly conducted on April 26, 2021.

**TOWN OF STILLWATER  
PLANNING BOARD  
2021 RESOLUTION NO. 15**

WHEREAS, Sandra Compton through her agent James M. Vianna, PLS has submitted an application for a minor subdivision and lot line adjustments regarding property located at 36

Brown Road, more fully identified as Tax Map Number 206-1-5.111; and

WHEREAS, a public hearing was conducted on April 26, 2021 to consider the application, and comments were received from the public as well as the applicant; and

WHEREAS, the Planning Board completed a SEQRA review and has issued a negative declaration pursuant to Resolution No. 15 of 2021; and

WHEREAS, the Planning Board has duly considered the application;

Now, therefore, be it

RESOLVED, that the application of Sandra Compton through her agent James M. Vianna, PLS for a minor subdivision regarding property located at 36 Brown Road, more fully identified as Tax Map Number 206-1-5.111, is hereby GRANTED;

and be it further

RESOLVED, that the application is GRANTED, provided the applicant comply with the following conditions:

1. Satisfaction of comments contained in Paul Male's April 18, 2021 review letter including the following annotations on the site map: street addresses for the new lot, property corners, and setbacks.

and be it further

RESOLVED, that the applicant must file the approved subdivision map, with all required annotations (a copy of which is annexed hereto), with Saratoga County within 62 days of its execution, or the action by this Board shall become null and void; and be it further

RESOLVED, that the Secretary is authorized and directed to transmit a copy of this Resolution to the Applicant, the Town Clerk and the Building Inspector-Code Enforcement Officer.

A motion by Member Rathbun, seconded by Member Marshall, to adopt Resolution No. 15.

A roll call vote was taken on Resolution No. 15 as follows:

Chairperson Buck	Yes
Member Bisnett	Yes
Member Keefer	Yes
Member Marotta	Absent
Member Marshall	Yes
Member Reilly	Yes

Member Smith	Yes
Member Rathbun	Yes

Resolution No. 23 was adopted at a meeting of the Planning Board of the Town of Stillwater duly conducted on April 26, 2021.

**PB2019-12 Saratoga Hills Mobile Home Park County Route 76**

Chairperson Buck recognized Mr. Scott Shearing of Bohler Engineering who is representing Stillwater Elgen LLC, the owner of Saratoga Hills Mobile Home Park. Mr. Shearing stated that the applicant's proposal was last before the Planning Board on November 16, 2020. Mr. Shearing stated at that Planning Board meeting all the amenities were acceptable except for the mini-storage facility which the applicant has removed from the proposed amenities. Mr. Shearing stated that there are interior improvements which consist of the recreation facility, mail center, school bus loading/unloading zone, overflow parking areas, and parking/storage area for recreational vehicles in the rear of the parcel. Mr. Shearing stated that Mr. Male's comment letter dated November 11, 2020 has been addressed and they have submitted the long EAF Form as requested. Mr. Shearing asked that the identifying the roadways for emergency services within the park be exempt. per Town of Stillwater Sign Code Section 210-86,C.

Ms. Lindsay Buck stated that the identification sign for the roadways would be exempt from the Town of Stillwater Sign Code.

Chairman Buck asked Mr. Male if there are any outstanding issues. Mr. Male stated that his April 2, 2021 comment letter addresses some issues which need clarification from the applicant. Mr. Shearing stated that he did not receive Mr. Male's comment letter dated April 2, 2021. Mr. Male supplied a copy of his April 2, 2021 comment letter to Mr. Shearing and the Planning Board members.

Mr. Rathbun stated that the applicant has removed the mini-storage facility from the proposed plans. Mr. Shearing stated that is correct. Mr. Rathbun asked if the parking areas have stayed as previously proposed or have there been changes made to the parking areas. Mr. Shearing stated that the parking areas have stayed as previously proposed. Mr. Shearing stated that they are building out two parking areas and banking three parking areas. Mr. Rathbun asked if Saratoga Hills will be expanding to include new lots. Ms. Lindsay Buck stated that Saratoga Hills Planned Development District Local Law allows a total of 343 lots and the park currently has 170 lots. Mr. Male stated that the maximum number would be between 280 to 300 mobile homes because of the configurations for lot layout that was approved as part of the PDD. Mr. Rathbun asked what is the estimated build out timeline for this project. Mr. Shearing stated that he is not sure what the timeline is for the buildout.

Mr. Bisnett stated that they previously proposed building out three parking areas and banking two parking areas. Mr. Shearing stated that he had mis-spoke and that they are building out three and banking two. Mr. Bisnett asked about the landscaping and lighting that was discussed at the last Planning Board meeting. Mr. Shearing stated that the lighting and landscaping will be used as a buffer for vehicle headlights in the parking areas.

Mr. Smith asked if the parking areas that are to be built out will be identified along with the parking areas that will be banked. Mr. Male stated that the plans need to show which 3 parking area will be constructed and which 2 parking areas will not be constructed.

Ms. Marshall asked about the style of the street lights. Mr. Shearing stated that the style of the street lights is shoebox lighting. Mr. Male asked the height of the street lights. Mr. Shearing stated that the height of the street lights is 14 ft. Ms. Marshall asked about the office building that is proposed. Mr. Shearing stated that office building would be phase two.

The public hearing was scheduled for the next Planning Board meeting on May 24, 2021. A roll call vote was taken.

Chairperson Buck	Yes
Vice Chairwoman Marotta	Absent
Member Bisnett	Yes
Member Ferris	Yes
Member Marshall	Yes
Member Reilly	Yes
Member Smith	Yes
Member Rathbun	Yes

#### **PB2020-22 Stillwater Campground Concept Site Plan NYS Route 4**

Chairman Buck recognized Mr. Joseph Bianchine of ABD Engineers LLC along with John Hitchcock who will be presenting the project this evening. Mr. Bianchine stated that Mr. Christian Manoleff is present as a member of the project and that Mr. Roy Dyer, the owner of the project, is also present this evening. Mr. Hitchcock stated that the applicant is proposing a campsite located on the east side of NYS Route 4 in the T2 Zoning District. Mr. Hitchcock stated that they are proposing 99 initial campsites for phase 1 with a future buildout of an additional 56 campsites for a total of 155 campsites. Mr. Hitchcock stated that the campground would cater to RV campers for seasonal short-term and long-term camping. Mr. Hitchcock stated that the access to the campground would be off of Ensign Lane. Mr. Hitchcock stated that there is one residential dwelling to the south and three residential dwellings to the north of the parcel. Mr. Hitchcock stated that to the east is River Road and to the west of the parcel is NYS Route 4 and the Saratoga National Park. Mr. Hitchcock stated that the closest dwelling would be to campsite #25 which is 74.7 ft., campsite #1 which is to the south is 130 ft. and campsite #26 which is 89 ft. Mr. Hitchcock stated that there is no campsite within 50 ft. of a dwelling. Mr. Hitchcock stated that they received Mr. Male's comment letter referring to Item #6 regarding noise, in 2019 New York State adopted the Unruly Camper Law. Mr. Hitchcock stated that this law allows the owner of the campsite to give the camper a warning and can remove the camper from the campsite. Mr. Hitchcock stated that the Special Use Permit that was recommended is for a temporary permit and the applicant is seeking a permanent Special Use Permit. Mr. Hitchcock stated that the site will have on-site septic system, well, electrical and a 6 ft. vinyl fence. Mr. Hitchcock stated that there will be no traffic impacting the neighborhood. Mr. Hitchcock stated that they will be seeking a permanent Special Use Permit.

Chairman Buck asked Mr. Male if he had any concerns regarding the application. Mr. Male stated his concerns with the noise and smoke from the campfires that may impact the adjacent neighbors. Mr. Male stated that he is suggesting a temporary Special Use Permit so that the Planning Board may review any concerns that may arise. Mr. Hitchcock stated that due to the infrastructure costs, it is not financially feasible with a temporary Special Use Permit. Mr. Male suggested that the applicant talk with adjacent neighbors regarding the campground, and the potential for noise and smoke as well as the buffer. Mr. Hitchcock stated that they can contact the adjacent neighbors.

Ms. Lindsay Buck stated that she believes Mr. Male is suggesting a renewable Special Use Permit which allows the Planning Board to review and make changes that are needed to the approval.

Mr. Bisnett stated that a 6 ft. fence will not stop the smoke. Mr. Bisnett asked about a buffer with some sort of shrubs or trees which would buffer the smoke and the noise. Mr. Hitchcock stated they would review the buffer and types of shrubs or trees in front of the fence.

Chairman Buck stated that Ms. Marotta also has concerns regarding docks, jet skis, the well, the bath house and boats. Chairman Buck asked if the one well can sufficiently service all the campsites. Mr. Hitchcock stated that the well can service all the campsites. Chairman Buck asked how long will the campers be allowed to stay on a site. Mr. Male stated that campers are allowed to stay on campsite for 180 days according to the Town of Stillwater Zoning Code.

Ms. Marshall asked how many dwellings are adjacent to the campground. Mr. Hitchcock stated that there two dwellings to south and three dwellings to the north that are adjacent to the campground. Ms. Marshall asked if they would consider removing campsites from the perimeter of the campground if there are complaints from the neighbors. Mr. Hitchcock stated that they can review the layout of the campsites. Ms. Marshall asked if ATV's will be allowed on the campground. Mr. Hitchcock stated that ATV's are not allowed on the campground.

Mr. Rathbun asked if the majority of the parcel will be clear cut. Mr. Hitchcock stated that the majority of the site is clear. Mr. Hitchcock stated that the roads will be to grade with hard tack gravel on grade. Mr. Hitchcock stated that the roadways can be cut in around the bigger trees. Mr. Rathbun asked if there are any plans to add more trees to the campground. Mr. Hitchcock stated that can review the landscaping. Mr. Rathbun asked if the campers will have river access. Mr. Hitchcock stated that the campers will not have river access.

The public hearing was scheduled for the next Planning Board meeting on May 24, 2021. A roll call vote was taken.

Chairperson Buck	Yes
Vice Chairwoman Marotta	Absent
Member Bisnett	Yes
Member Ferris	Yes
Member Marshall	Yes
Member Reilly	Yes



Member Smith	Yes
Member Rathbun	Yes

**PB2020-08 Mechanicville Reservoir Improvement Plan, Site Plan, George Thompson Road**

Chairman Buck recognized Mr. Daniel Bolke of Barton and Loguidice DPC who is representing the City of Mechanicville. Mr. Bolke stated that they were last before the Planning Board on July 27, 2020. Mr. Bolke stated that they are seeking final approval on the Mechanicville Reservoir Improvement Plan. Mr. Bolke stated that they are constructing an auxiliary spillway, making repairs to the dam and reconstructing the outlet headwall. Mr. Bolke stated that they will be dredging the lower reservoir that is located by the Mechanicville Water Treatment Plant. Mr. Bolke stated that they will be dredging 16,000 cubic yards of material that will be hauled by truck to the RJ Valente gravel pit on George Thompson Road where the material will be dewatered on site. Mr. Bolke stated that they have addressed all of Mr. Male's comments from the July 27, 2020 Planning Board meeting.

Chairman Buck asked how many loads of material will be transported to the gravel pit. Mr. Bolke stated the total number of loads that would be transported to the gravel pit is 1,000 based on the calculation of the 16,000 cubic yards of dredged material. Chairman Buck asked if this will have any impact on the solar farm located on George Thompson and Graves Road. Mr. Bolke stated that the proper SWPPP controls will be in place and does not expect the dredged material will have any impact on the solar project.

Mr. Rathbun asked what the timeline is from the start of the project until completion of the project. Mr. Bolke stated that the project should be completed in 2 to 3 months. Mr. Rathbun asked if the City of Mechanicville will be utilizing the new waterline while this project is under construction. Mr. Bolke stated that they will be utilizing the upper Mechanicville's reservoir and supplementing with the new Saratoga County waterline. Mr. Rathbun stated that the Saratoga County waterline has been completed. Mr. Bolke stated that is correct. Mr. Rathbun asked if Highway Superintendent Matt Harris should be made aware of this project. Mr. Male stated that he will contact Mr. Harris regarding this project.

Chairman Buck asked if anyone had any additional questions or concerns, hearing none he asked to move to discussion of SEQRA.

**TOWN OF STILLWATER  
PLANNING BOARD  
2021 RESOLUTION NO. 14**

WHEREAS, the City of Mechanicville has submitted an application for improvements to the raw water source system at the City of Mechanicville Reservoir on George Thompson Road more fully identified as Tax Parcel Number 242.-1-63 and 252.-2-43. The project includes construction of an auxiliary spillway to the dam at the Mechanicville Reservoir, reconstruction of the outlet works headwall and dredging of the terminal reservoir on George Thompson Road to restore capacity; and



WHEREAS, pursuant to the New York State Environmental Quality Review Act (SEQRA), the proposed action is an unlisted action requiring SEQRA review; and

WHEREAS, pursuant to 6 NYCRR §617.6, the City of Mechanicville is the lead agency for SEQRA review; and

WHEREAS, the applicant has submitted a completed full Environmental Assessment Form (FEAF); and

WHEREAS, the Planning Board has duly reviewed the FEAF and has determined the actions proposed within this application is consistent with the prior SEQRA findings of the City of Mechanicville;

Now, therefore, be it

RESOLVED, that the Planning Board 's conclusions are consistent with the findings and determines made by the City of Mechanicville for a Site Plan Approval regarding property located at the City of Mechanicville Reservoir on George Thompson Road more fully identified as Tax Parcel Number 242.-1-63 and 252.-2-43.

A motion by Member Marshall, seconded by Member Rathbun, to adopt Resolution No. 14 of 2021.

A roll call vote was taken on Resolution No. 14 of 2021 as follows:

Chairperson Buck	Yes
Member Bisnett	Yes
Member Marshall	Yes
Member Marotta	Absent
Member Reilly	Yes
Member Smith	Yes
Member Rathbun	Yes
Member Keefer	Yes

Resolution No. 14 of 2021 was adopted at a meeting of the Planning Board of the Town of Stillwater duly conducted on April 26, 2021.

**TOWN OF STILLWATER  
PLANNING BOARD  
2021 RESOLUTION NO. 14**

WHEREAS, the City of Mechanicville has submitted an application for improvements to the raw water source system at the City of Mechanicville Reservoir on George Thompson Road more fully identified as Tax Parcel Number 242.-1-63 and 252.-2-43. The project includes construction of an auxiliary spillway to the dam at the Mechanicville Reservoir, reconstruction of

the outlet works headwall and dredging of the terminal reservoir on George Thompson Road to restore capacity; and

WHEREAS, the City of Mechanicville completed a SEQRA review and has issued a negative declaration; and

WHEREAS, the Planning Board has duly considered the application;

Now, therefore, be it

RESOLVED, that the application of City of Mechanicville for improvements to the raw water source system at the City of Mechanicville Reservoir on George Thompson Road more fully identified as Tax Parcel Number 242.-1-63 and 252.-2-43 is hereby GRANTED; and be it further

RESOLVED that the applicant comply with the following conditions;

1. Complete satisfaction of all conditions and requirements contained in Paul Male, P.E.'s letter dated July 20, 2020.

RESOLVED, that the Secretary is authorized and directed to transmit a copy of this Resolution to the Applicant, the Town Clerk and the Building Inspector-Code Enforcement Officer.

A motion by Member Marshall, seconded by Member Rathbun, to adopt Resolution No. 14 of 2021.

A roll call vote was taken on Resolution No. 14 of 2021 as follows:

Chairperson Buck	Yes
Member Bisnett	Yes
Member Keefer	Yes
Member Marotta	Absent
Member Reilly	Yes
Member Smith	Yes
Member Rathbun	Yes
Member Marshall	Yes

Resolution No. 14 of 2021 was adopted at a meeting of the Planning Board of the Town of Stillwater duly conducted on April 26, 2021.

**PB2021-09 Grayson Mobile Home Park, 96 County Route 76**

Chairman Buck Recognized Mr. Stephen Dean, P.E., P.C. Consulting Engineer who is presenting the project this evening. Mr. Dean stated that Mr. Lawrence Grayson who is the

owner of Still Meadows Mobile Home Park is also present this evening. Mr. Dean stated that the mobile home park was originally approved for 9-lots and currently there are 4-lots that are occupied and 1-lot that is vacant. Mr. Dean stated that the applicant is proposing 4 mobile home sites with new driveways that will access onto the existing roadway. Mr. Dean stated that they have sent a letter requesting to be placed on the May 10, 2021 Zoning Board of Appeals agenda to extend the Area Variances previously granted. Mr. Dean stated that they are addressing Mr. Male's comment letter dated March 9, 2021. Mr. Dean stated that there is an existing septic system and there has been some preliminary investigation done on the septic system. Mr. Dean stated that the existing septic system is adequate for the 4 new lots proposed and there will be some minor modifications made to the septic system. Mr. Dean stated that the applicant has connected to public water on County Route 76 to service the mobile home park. Mr. Dean stated that there will be some areas of green space and berms with some sort of landscaping for traffic shielding along Route 76.

Mr. Smith asked who will be managing the mobile home park. Mr. Grayson stated that the single-wide mobile homes will be removed and replaced with double-wide mobile homes. Mr. Grayson stated that he would be managing the mobile home park. Mr. Smith asked if there are stipulations on what can be done on the site. Mr. Male stated that Stillwater Building Inspector/CEO Mr. Brandon Myers has paperwork on the site. Mr. Male stated that the Planning Department can require a letter of credit to make sure what has been approved is completed. Mr. Smith asked Mr. Grayson if he is purchasing new mobile homes or are the new tenants placing their own mobile homes on the site. Mr. Grayson stated that they would be newer mobile homes or people who want to move to a quieter park and place their mobile home on lot. Mr. Smith asked what age a mobile home can be placed in a mobile home park. Mr. Male stated that the mobile home would have to be inspected by a NYS Certified Mobile Home Inspector.

Chairman Buck stated that all the single-wide mobile homes will be removed. Mr. Grayson stated that is correct. Chairman Buck asked about the unregistered vehicles that are in the mobile home park. Mr. Grayson stated that four of the unregistered vehicles have been removed from the mobile home park. Chairman Buck stated that background checks should be completed on the new tenants. Mr. Grayson agreed with Chairman Buck.

Mr. Male stated that Mr. Grayson is before the Stillwater Town Court due to code violations within the mobile home park. Mr. Male stated that there are some issues with evictions due to New York State restrictions due to Covid. Mr. Male asked Mr. Trainor to please update the Planning Board regarding evictions. Mr. Male stated that Mr. Grayson needs to submit a time frame on what he is proposing to get done on the premises and when it will be completed.

Mr. Trainor stated that there is a reverse order on evictions. Mr. Trainor stated that an evictions notice can be obtained but the warrant cannot be served until the Governor has opened up the state. Mr. Trainor stated that the Site Plan should have submitted at an earlier date to the Planning Department so, the Planning Board could have time to properly review the project before the May 10, 2021 Zoning Board of Appeals meeting. Mr. Trainor asked Mr. Grayson what the time frame is for the removal of the all the single-wide mobile homes. Mr. Grayson stated that he is waiting on the approval of the project and then the tenants will have 90-days to vacate the premises.

Mr. Rathbun asked if any of the current residents will be renting the new double-wide mobile homes. Mr. Grayson stated that they will be all new tenants. Mr. Rathbun asked how the evictions will impact the Stillwater Town Court and the Zoning Board of Appeals. Mr. Trainor stated that all the paperwork to obtain an evection notice can be completed but, cannot be served to the tenants. Mr. Trainor asked Mr. Grayson if he has started the eviction process. Mr. Grayson stated that he has not started the eviction process. Mr. Trainor stated that the eviction process should have already been started.

Ms. Lindsay Buck stated that Mr. Dean and Mr. Grayson have submitted a letter to the Planning Department for placement on the May 10, 2021 Zoning Board of Appeals agenda.

Ms. Marshall stated that all the tenants will be evicted. Mr. Grayson stated that is correct. Ms. Marshall asked if the tenants are currently paying rent. Mr. Grayson stated that the tenants have not been paying rent.

The public hearing was scheduled for the next Planning Board meeting on May 24, 2021. A roll call vote was taken.

Chairperson Buck	Yes
Vice Chairwoman Marotta	Absent
Member Bisnett	Yes
Member Ferris	Yes
Member Marshall	Yes
Member Reilly	Yes
Member Smith	Yes
Member Rathbun	Yes

A motion to adjourn was made by Ms. Marshall and seconded by Mr. Rathbun at approximately 7:34 pm