

Town of Rockland Planning Board
April 2, 2014

Members Present: Chairman Thomas Ellison, James Severing, Richard Barnhart and Chris Andreola. Absent: Carol Park, Joy Wood and Nancy Hobbs. Also present was Glenn Gabbard, Code Enforcement Officer.

Chairman Ellison opened the meeting with the pledge to the flag.

Glenn Gabbard shared information from the renaissance group wishing to place a storage shed somewhere in town. Judy Sissleman, Keiser Equipment has agreed to let them place a shed within her fenced business area. There was discussion on the site location (too near a lot line) and whether there would be room for fire protection. With additional information supplied to the code enforcement officer as to the exact location, this board doesn't have any problems with the placement of the shed within Keiser Equipment's gated facility.

On a motion from Richard, seconded by Chris, and all being in favor, the minutes of the March meeting were accepted as distributed.

Chairman Ellison updated the board on the progress with the cell tower company. Wes Illing, engineer for the town has been in contact with the tower company and has received information on site locations of flammable materials. The fuel is located under the generators.

Phil Vallone is considering purchasing the old Roscoe-Rockland Firehouse (now owned by Tom Roseo) to produce as well as distribute beer. There was discussion on whether this is a principle permitted use of a craft product or a special use, access and parking. This property is in a neighborhood business zone. The building sits close to the property line with no room for parking. If the business stays contained within the building then there wouldn't be a problem (limited parking in front only). If outside areas are needed then a site plan would need to be reviewed. Additional information is needed before a determination is made.

Chris reported on the Historical Society meetings. The assessment for Livingston Manor's historical sites will begin shortly. There has been discussions on seeking funding for a historical society or museum.

Chairman Ellison will contact the town supervisor about updating and completing the comprehensive master plan for the Town of Rockland.

After last month's meeting Carol presented the chairman with a letter of resignation effective June 30, 2014 stating her pleasure serving the Town with this board and her desire to enjoy more time in retirement.

There being no further business before the board, Jim made a motion to adjourn, Richard seconded and all were in favor.