

Planning Board Meeting
April 2, 2025

Planning Board meeting was April 2, 2025 with 5 members present Scott Clark, Valerie Morigerato, Dorothy Yurschak, Thomas Hemmerling, Jonathan Shambo Secretary Heather Greenawalt and surveyor Jake Keasby

Approving of the minutes

Dorothy Yurschak motioned, seconded by Valerie Morigerato to approve the minutes of the March 5, 2025 meeting as mailed.

Vote: Ayes -5 Noes – 0

Communications

Training for Planning Board members at the County In person or virtual on Subdivision rules and regulations, April 14th 6:00 – 8:00 pm.

CTI Agri-Cycle designated Superfund Site

Scott Clark Planning Board Chair reported that he was notified that CTI Agri-Cycle Site has been designated – State Superfund Site Classification based on PFOA and PFOS detected in compost leachate, soils, groundwater, and surface water. Neighbors have been notified by DEC and private drinking water wells were and continue to be sampled.

Public Hearing held for Copses Farms

Public Hearing held for Minor subdivision Copses Farms – Eric Mayer, Jake Keasby the surveyor presented for 257 Wright Rd. tax map #271.-3-1 – 176.60 acres. They are subdividing out 9.8 acre lot with the house and the barns, the remaining amount of 166.8 acres will remain agricultural land. There was plenty of road frontage. The Planning Board found everything to look good. They did the Environmental Survey and found no significant impact. Granted Final Approval.

Dorothy Yurschak motioned,

Thomas Hemmerling seconded,

WHEREAS, the Town of Cambridge Planning Board has carefully reviewed and considered the Copses Farms– Eric Mayer subdivision located at 257 Wright Rd. tax map #271.-3-1 – 176.60 acres. They are subdividing out 9.8 acre lot with the house and the barns, the remaining amount of 166.8 acres will remain agricultural land.

WHEREAS, the Town of Cambridge Subdivision Rules and Regulations have been satisfied, and

WHEREAS, the criteria under the Town of Cambridge Subdivision Rules and Regulations have been satisfied, and

WHEREAS, the Planning Board is of the opinion that no significant adverse environmental will result from the action,

NOW THEREFORE, BE IT RESOLVED, that the Planning Board granted final approval of the subdivision Copses Farms – Eric Mayer, for 257 Wright Rd. tax map #271.-3-1 – 176.60 acres.

Vote: Ayes – 5 Noes - 0

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Planning Board members discussed the notes that they might want put on the Survey maps for approval. They decided that they would want the note that in Agricultural District, where the existing well and septic are and the Right to Farm Law. There was question of whether they like the language or do they want to add any thoughts to it. Scott Clark the Planning Board Chair mentioned that he would work on writing something up and submitting it to the Town Board.

Scott Clark the Planning Board chair also suggested that the Town Board might want to think about putting a battery storage moratorium in place. An incentive for battery storage is must supply training for the Emergency response. The question is how many departments must be trained.

There being no further business before the Planning Board the meeting was adjourned at 7:20 PM.

The next meeting is Wednesday, June 4, 2025.

Respectfully Submitted,

Heather Greenawalt
Planning Board Secretary
Town of Cambridge