

**Montgomery County Planning Board**  
**Meeting Minutes**  
**December 9<sup>th</sup> , 2024**  
**(meeting held in MCBDC, 113 Park Drive, Fultonville)**

**MEMBERS PRESENT:**

Mark Hoffman, Chairman  
David Wiener, Vice Chairman  
Erin Covey, Member  
Frank Szykowski, Member  
Peter Lyden, Member

**STAFF MEMBERS PRESENT:**

Alex Kuttesch, Senior Planner  
Karl Gustafson Jr., Grant Assistant  
Andrew Santillo, Staff Assistant

**ABSENT:**

Wayne DeMallie, Alternate  
Angela Frederick, Member  
Betty Sanders, Alternate  
Frank Maphia, Member  
Irene Collins, Member

**OTHERS PRESENT:**

Grant Egelston- City of Amsterdam  
William Caron- City resident  
Thomas Politi- Veteran housing project architect

**I. Call to Order**

The meeting was called to order by Chairman Mark Hoffman at 6:31 p.m.

**II. Roll Call**

The roll call of board members was done by Chairman Hoffman.

**III. Adoption of the Agenda**

Peter Lyden made a motion to adopt the agenda, David Wiener seconded. All members present were in favor.

**IV. Approval of Previous Meeting's Minutes**

Mark Hoffman made a motion to accept previous meeting minutes, David Wiener seconded the motion. The previous minutes were approved.

**V. Public Comment**

William Caron, resident from the City of Amsterdam is concerned about the several things regarding a project on the East end of the City. His concerns related to noise during the construction of the veteran housing lasting 18-24 months. William also stated that they have been currently using the site as a staging area with hundreds of tons of equipment and materials, claiming that this amount of movement in the area has caused cracking in his foundation and other neighbors foundations. He claims that a building of this size would

cause future damage to his property and neighbor properties due to the weigh of the building on the soil.

Thomas Politi, lead architect on the veteran housing project stated that the construction of the building will not impact any of the soil conditions. Thomas explained that this housing would be for young families who are either in active duty or reserves or following their time served in the military and gives them and their families a place to get settled. The project consists of 12 apartments for veterans or active-duty members.

## **VI. City of Amsterdam- Site Plan Review and Area Variance**

Alex Kuttesch explained that this a site plan review for a 12 unit veteran housing project in the City of Amsterdam. Commercial space is available on the bottom floor of the building as well.

Alex also explained that this referral also has an area variance for parking for the project. According to City code, the project would need 18 off street parking spots. The project is proposing 15 off street parking spots with additional street parking available.

David Wiener asked about the City parking lot across the street and if residents could use it, Grant Eggleston stated that it is a City lot and isn't intended to be used by the residents.

Erin Covey made a motion to approve the site plane review referral, Frank Szykowski seconded the motion. All members present were in favor.

Erin Covey made a motion to approve the parking variance, seconded by Peter Lyden. All members present were in favor.

The referrals were approved.

## **VII. Town of Glen- Site Plan Review**

Alex Kuttesch stated that this referral is a site plan review for a 185' Verizon cellular tower on County land. The sheriffs office is currently experiencing telecommunication issues and this project is in an ideal location for this project.

David Wiener asked to check on the height of the tower and if it fell, would the tower fall onto the jail or Route 5s. Alex stated that he would double check on that.

Frank Szykowski made a motion to approve the referral, seconded by Mark Hoffman. All members present were in favor.

The referral was approved.

## **VIII. Town of Mohawk- Area Variance**

Alex Kuttesch stated that this referral is an area variance. The owner of the property is subdividing the property with one piece being the house and the other being the land. The

variance is for the subdivided parcel with the house being only 10 feet from the other subdivided parcel. Town of Mohawk zoning code requires 20-foot setbacks.

Peter Lyden made a motion to approve the referral, seconded by Frank Szykowsk. All members present were in favor.

**IX. Village of Fultonville- Local Law Amendment**

Alex Kuttesch explained that this referral is a solar law update for the Village of Fultonville. The village is adopting a tiered system for solar power with tier 1 being roof top solar, tier 2 being solar panels in your yard, tier 3 being community scale solar and tier 4 being industrial scale solar.

Erin Covey made a motion to approve the referral, seconded by Mark Hoffman. All members were in favor.

The referral was approved.

**X. Village of Palatine Bridge-**

Alex Kuttesch stated that this referral is for a use variance in the Village of Palatine Bridge. The applicant is looking to open a fell off the truck store in a R-1 zone and had to apply for a use variance to be included in the zone. The building was the old Village offices.

David Wiener made a motion to approve the referral, Frank Szykowski seconded the motion. All members present were in favor.

The referral was approved.

**XI. Other Business**

There was no other business.

**XII. Adjournment**

Erin Covey made a motion to adjourn the meeting at 7:10 p.m., seconded by Mark Hoffman. All were in favor.

Respectfully submitted,

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Karl Gustafson Jr.  
Economic Development Grant Assistant