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**MINUTES MEETING
Town of Halfmoon Planning Board
August 22, 2022**

Those present at the August 22, 2022, Planning Board meeting were:

Planning Board Members:

Don Roberts –Chairman -absent
Marcel Nadeau- Vice Chairman
John Higgins
Tom Koval
Rich Berkowitz
Thomas Werner
Mike Ziobrowski-absent

Planning Board Alternates:

Brendan Nielsen
Chuck Lucia

Coordinator- Building, Planning and Development:

Richard Harris

Senior Planner / Stormwater Management Technician:

Paul Marlow

Town Attorney:

Lyn Murphy

Deputy Town Attorney:

Cathy Drobny

Town Board Liaison(s):

John Wasielewski
Eric Catricala

Town Engineers:

Joel Bianchi

Vice Chairman opened The Planning Board Meeting at 7:00 pm

Marcel Nadeau: Good evening, welcome to the August 22 meeting, Board members have you had a chance to review the minutes?

Rich Berkowitz: I make a motion to approve the minutes.

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Tom Koval: I second.

Marcel Nadeau: All those in favor aye? (All in favor) Opposed? (None were opposed) Motion approved

Public Hearing:

22.082 Lands of Noradki South, 3 Tabor Road – Minor Subdivision

Pat Jarosz: Hi, hello my name is Pat Jarosz I work for Gil VanGuilder and Associates I'm here on behalf of Bruce Tanski the applicant. The applicant is continuing the proposal to subdivide 3 Tabor Road an existing 92.54-acre lot. The portion to be broken off is a land hooked 31.54-acre parcel located on the south side of Tabor Road from the remaining 61 acres on the north side of the road. All of the lot boundaries are existing and will remain unchanged in their current configuration. The lot will be served in the future by public water and sewer. This proposes a vacant lot and is zoned as light industrial commercial. The applicant and the owner are aware that any future development of the lot will need Planning Board approval at that time. Thank you.

Marcel Nadeau: Anyone from the public wish to speak on this application? (No comments)Close the public hearing, Board members any comments?

Rich Berkowitz: I make a motion to have a negative declaration for SEQR.

Tom Koval: I second

Marcel Nadeau: All in favor aye? (All in favor) Opposed? (None were opposed) Motion carried.

Rich Berkowitz: I make a motion to approve the minor subdivision.

Tom Koval: Ill second

Marcel Nadeau: All in favor aye? (All in favor) Opposed? (None were opposed) Motion carried.

Pat Jarosz: Thank you.

Lands of Noradki South– Minor Subdivision

APPROVED. Board held a Public Hearing and approved a two-lot subdivision at 3 Tabor Road.

22.112/22.122 Tech Property Management Accessory Structure, 570 Hudson River Road Site Plan & Special Use Permit

Bob Davis: Good evening, I'm Bob Davis with Advanced Engineering and Survey, we represent Tech Property Management. We are looking to get approval for a cold storage building. Thank you.

Marcel Nadeau: Any comments by the public? (No comments) I will close the public hearing, Board members any questions?

John Higgins: The applicant was in before us several months ago about adding 2 more buildings on the south side, I was just concerned about whether this is going to affect any of the access to those 2 lots?

Bob Davis: No, this particular cold storage building will not.

John Higgins: Okay because I know, weren't they going to do something with the driveway their Rich do you remember that?

Richard Harris: They were going to access the southern part if they subdivided off with access to two buildings

John Higgins: Right no, but they were going to use the same access as I recall

Richard Harris: Yes, correct they are getting the access to come through down to the south.

John Higgins: Okay so this building will not affect, okay that was my question, thank you.

Rich Berkowitz: I make a motion to have a negative declaration for SEQR

Tom Koval: Ill second

Marcel Nadeau: Motion and a second, all in favor aye? (All in favor) Opposed? (None were opposed) Motion carried.

Rich Berkowitz: I make a motion to approve the addition to the site plan and the special use permit

Tom Werner: Ill second it.

Marcel Nadeau: Motion and a second all in favor aye? (All in favor) Opposed? (None were opposed) Motion carried.

Bob Davis: Thank you.

***Tech Property Management Accessory Structure– Site Plan & Special Use Permit
APPROVED. Board held a Public Hearing and approved construction of an accessory structure.***

New Business:

22.129 Ambiance Salon Sign, 23 Executive Park Drive – Sign

Carley Clark: Hi I'm Carley Clark from AJ Signs, Burnt Hills. We are seeking approval for a sign at 23 Executive Park Drive, it's a non-lit 32 sq. ft. sign, double sided aluminum with vinyl graphics.

Marcel Nadeau: Board members any questions?

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Rich Berkowitz: I make a motion to approve the sign

Tom Koval: Ill second

Marcel Nadeau: Motion and a second all in favor aye? (All in favor) Opposed? (None were opposed)
Motion carried.

Carley Clark: Thank you so much.

Ambiance Salon Sign – Sign

APPROVED. Board approved a new sign for the approved tenant at 23 Executive Park Drive

22.127 **Callanan Industries Office, 1471 Rt. 9 (Crescent Commons) - Change of Use/Tenant**

Lyn Murphy recused herself.

Michael Klimkewicz: I'm Michael Klimkewicz the owner of 1471 Route 9 on behalf of Callanan Industries. It's a paving contract they have to have a regional location so they will be onsite short term. Normal business hours, 3 employees there. We need a change of tenant's agreement.

Marcel Nadeau: Any questions by the Board?

John Higgins: They are not going to use the site for storage of any equipment, trucks nothing like that?

Michael Klimkewicz: Nope, no paving allowed onsite. No paving equipment allowed on site no signage required

John Higgins: We were talking about at the pre-meeting what project is this for do you know?

Michael Klimkewicz: I don't

John Higgins: Okay we were just

Michael Klimkewicz: I think it's in Mechanicville, I think they're paving in Mechanicville, but I don't know where

John Higgins: Okay thank you.

Michael Klimkewicz: Sure

Rich Berkowitz: I make a motion to approve the change of use and tenant.

Tom Werner: Ill second it.

Marcel Nadeau: We have a motion and a second all in favor aye? (All in favor) Opposed? (None were opposed) Motion carried.

Michael Klimkewicz: Thank you.

***Callanan Industries Office (Crescent Commons) – Change of Use/Tenant
APPROVED. Board approved the use of vacant space for a construction field office.***

22.081 Sparx Fine Chinese Cuisine Outdoor Seating, 1570 Rt. 9 – Change of Use/Tenant

Peter Wang: Hello everyone my name is Peter I'm the owner of Sparx Fine Chinese Cuisine. I'm here today to ask for approval for outdoor for seating for temporary use, approximately probably from June, July till like its closed and everything will be taken in and we reset it for the next year, and approximately from about 4 tables and 2 to 4 seats per table and only for seasonal use.

Marcel Nadeau: Questions by the Board?

Tom Koval: Peter we have several other spots we spoke at the pre-meeting that your aware of that have this, we almost always for the most part require some type of protection for your customers from traffic, either a bollard or a waste block something that a car would have a little difficulty coming through, I don't think from this picture I don't think these concrete blocks are going to do much to stop a vehicle.

Peter Wang: So, during the pandemic, like so basically all our cars were parked right in front of, like if you see our parking lot the three spots that we are taking and then across that is like parking spots, but all our cars is parked right over there so there is no car going back and forth.

Marcel Nadeau: So there are no parking spots in front of the fence there?

Peter Wang: No, it would be like our car just parking there permanently.

Rich Berkowitz: But cars still go through that area correct and there has been 3 incidences in the past year of cars going in the buildings and injuring people.

Tom Werner: Someone misses the accelerator for the brake or something like that

Marcel Nadeau: It's just a safety factor

Tom Werner: It's just a precaution for an additional safety for your patrons and the public.

Tom Koval: What would you prefer, concrete, blocks in front, waste blocks or bollards? That you could sink a sleeve into your parking lot and drop a steel bollard in and then take it out for snow plowing.

John Higgins: And just put a short bollard in that's level with the ground.

Peter Wang: So, it will be still usable during the wintertime and for parking?

John Higgins: Yea

Peter Wang: What are we talking about?

Tom Koval: A bollard, a pipe. Did you ever pull up in front of Stewarts and see the bollards.

Peter Wang: Ok I see what you're saying, but that's something that is built in though.

Rich Berkowitz: They can be removed.

Tom Koval: You take a bigger piece of pvc pipe sink it in the ground as a sleeve, and then drop another steel pipe inside it then you can lift it right out, the pipe, when you go by any of our Town bike paths this center bollard just drops into a hole and has a lock, so people won't steal it.

Peter Wang: I don't, maybe I've got to look into it but as long as it's not like a permanent thing so we can still use the parking lot

Tom Koval: You've got to commit to something

Lyn Murphy: Building can help you.

Richard Harris: There's bollards they are saying that can go in and then you can remove them and then safely use the parking spot for the other 8 months out of the year, but you would have to permanently put like a sleeve or foundation in the ground for them to go in.

Tom Koval: It won't affect your snow plowing at all

Peter Wang: But it's removable?

Richard Harris: Yes

Peter Wang: We could do that

Rich Berkowitz: It remains flush with the ground

Peter Wang: We could do that as long as it's like not going to bother with the plow or like

Tom Koval: All you do is drill a hole in your blacktop and then dig down in that hole and put a piece of PVC pipe is generally what they use slide that down so it's just like a tube in the ground and then the bollard drops down

Peter Wang: Oh, I see what you're saying, how they going to cover the hole though?

Rich Berkowitz: It comes with a plate

Tom Koval: It comes with a plate or if it's snowing in the thing it melts off in the spring

Tom Werner: Are there specifications as to normal practice of distance between them?

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Marcel Nadeau: If you look at a couple of the shops in the area it's quite a simple thing.

Rich Berkowitz: If you go to St. Johns Plaza, they have them, the fish guy.

Peter Wang: I sort of understand what you're talking about.

Richard Harris: Could you find something that is acceptable for this season just for this season?

Rich Berkowitz: Well, this season is over, isn't it?

Richard Harris: He wants to do it now, for the rest of the summer and fall, is there something just acceptable for this year while he gets that done.

John Higgins: It's going to be another, September, October so it's going to be another 2 months.

Tom Koval: A waste block, a 2-foot waste block every, no more than 4, do you know what a waste block is, a mafia block?

Peter Wang: Yes

Tom Koval: Inside hidden by 2 footers instead of the big 6 footers

Lyn Murphy: Like a Jersey Wall but smaller.

Richard Harris: We can help you with that.

Tom Koval: Grandview Block in Schenectady makes them, I think Clement in Latham makes them, you could put them, and Mr. C's has them out front I believe you can look at his

Peter Wang: Yea if we can get the blocks then we just get the blocks.

Rich Berkowitz: I'll make a motion to approve the outdoor seating and change of tenant and use on condition that there is some sort of removable device that will block traffic from going into the temporary dining area that is acceptable to Town standards.

Tom Koval: Ill second.

Marcel Nadeau: I have a motion and a second all those in favor aye? (All in favor) Opposed? (None were opposed) Motion carried.

Peter Wang: Thank you.

***Sparx Fine Chinese Cuisine Outdoor Seating– Change of Use/Tenant
APPROVED. Board approved seasonal outdoor seating contingent on installing protective bollards (or equivalent).***

22.121 Verizon Wireless Co-Location Upgrade, 12 Dunsbach Rd – Telecommunications Co-Location

Deborah Burke: Good evening, Deborah Burke, representing Crown Castle and Verizon, Crown Castle owns the Tower. Verizon is a tenant on the tower, and we are proposing to upgrade the equipment by removing six antennas and some co-ax and installing what will be a total of 9 antennas in the same location, and also some work in the shelter located on the ground so the tower itself won't be extended and all of the work will be done in the shelter existing shelter.

Marcel Nadeau: Questions by the Board?

Rich Berkowitz: I'll make a motion for a Neg. Dec. on SEQR

John Higgins: Ill second it.

Marcel Nadeau: All those in favor aye? (All in favor) Opposed? (None were opposed) Motion carried

Rich Berkowitz: I make a motion to approve the co-location

John Higgins: Ill second it.

Marcel Nadeau: All those in favor aye? (All in favor) Opposed? (None were opposed) Motion carried

Deborah Burke: Thank you.

*Verizon Wireless Co-Location Upgrade– Telecommunications Co-Location
APPROVED. Board approved new co-location and ground equipment on the existing tower at 12 Dunsbach Road.*

22.118 Hydro Sanit, Building 9, Units A & B, 40 Farm to Market Rd. – Change of Use/Tenant

Bruce Tanski: Bruce Tanski, Clifton Park NY. Hydro Sanit is currently leasing 1 space in Building #2, they wish to move to Building #9 to utilize 2 storage units totaling 3000 sq. ft. for equipment supplies related to their power washing business. The proposed tenants have been advised that there will be no outside storage and no disposal of waste on the property.

John Higgins: And they are aware that it's strictly storage not operating a business out of there?

Bruce Tanski: Correct

Rich Berkowitz: I make a motion to approve the change of use and tenant.

Tom Koval: Ill second it.

Marcel Nadeau: All those in favor aye? (All in favor) Opposed? (None were opposed) Motion carried.

Hydro Sanit, Building 9, Units A & B– Change of Use/Tenant

APPROVED. Board approved the use of 3,000 SF for storage of supplies related to a pressure washing business.

22.119 Dan Glogowski Storage, Building 9, Unit C, 40 Farm to Market Road- Change of Use/Tenant

Bruce Tanski: Dan he wishes to utilize 1 space for personal snowmobile storage.

Marcel Nadeau: Questions by the Board?

John Higgins: Yea a lot of snow mobiles, I mean is he going to be, I assume he is going to work on them there and run them, I'm just worried about if he's,

Bruce Tanski: He is probably going to run them all over the place

John Higgins: No, I'm talking about more, I'm thinking more noise for the neighbors that's all

Bruce Tanski: I only know about what he said

John Higgins: Maybe you could just make sure he understands that you know you don't want him out there at midnight with the doors open running these things because they do make a little bit of noise

Tom Koval: He doesn't own a business that works on these things or anything?

Bruce Tanski: No as far as I know Sir, he doesn't

Marcel Nadeau: Any other questions

Rich Berkowitz: I make a motion to approve the change of use and tenant

Tom Werner: Ill second it.

Marcel Nadeau: I have a motion and a second, all those in favor aye? (All in favor) Opposed? (None were opposed) Motion carried.

Dan Glogowski Storage, Building 9, Unit C– Change of Use/Tenant

APPROVED. Board approved the use of 1,500 SF for personal storage of snowmobiles.

22.120 Kruse Athletics, Building 9, Unit D, 40 Farm to Market Rd.- Change of Use/Tenant

Bruce Tanski: They wish to use 1500 sq. ft. for storage of equipment storage of athletic equipment related to their business, I don't know where their business is but it's not here.

John Higgins: Okay just same thing as the others, you know storage only, not operating a business out of there you know, no customers going there because that's the intent of this complex is storage.

Bruce Tanski: And I just want the Board to know that we do have one tenant we are in the eviction process with them, and you know we've, this is my brother and I this is our first venture into this, and you know we are going to make mistakes, but we are going to try and correct them as we go along.

Rich Berkowitz: There is a bathroom for staff? It says here there is a bathroom for staff?

Bruce Tanski: There is a half bath in each unit correct.

Rich Berkowitz: Oh, okay it's in all of the units.

Bruce Tanski: Yes

Rich Berkowitz: Okay

John Higgins: What do you have septic systems set up or what?

Bruce Tanski: That's a complicated story, right now it's on a partial septic being converted to County Sewer

John Higgins: Oh okay

Richard Harris: He has submitted plans for the methodology of his sewage disposal, and he has received a permit for that, while he awaits installation to County Sewer which has been ongoing, you have a permit right?

Bruce Tanski: Correct

Richard Harris: So, he has a temporary method that has been acceptable in the building code, submitted plans and we've worked through that

Rich Berkowitz: I just noticed that Okay ill make a motion to approve the change of use and tenant.

John Higgins: Ill second it

Marcel Nadeau: All those in favor aye? (All in favor) Opposed? (None were opposed) Motion carried.

Bruce Tanski: Thank you very much.

Kruse Athletics, Building 9, Unit D – Change of Use/Tenant

APPROVED. Board approved the use of 1,500 SF for storage of supplies related to their sports equipment business.

22.123 Brookwood Farms Phase II, Brookwood Rd – Revised Final Subdivision Approval

Chris Marchand: Good evening my name is Chris Marchand from CGM Construction. We were here two weeks ago at the previous meeting and presented our situation with our 17 lot subdivision, I believe the County had their meeting on Thursday and Rich today forwarded me their response, which Rich sounded like it was, they didn't have any issues or anything it was kind of deferred back to this Board, it sounded like, so just in summary, we've got all of our approvals except this National Grid easement which National Grid has accepted our money, accepted our check sent us a signed purchase and sale agreement for the property but its caught in this limbo of it now needs to go to Public Service Commission for their sign off of which I was told, the Public Service Commission never denied it they never said no but it's this new kind of thing where it's the process where it still has to go before them, the problem is every month that goes by we get closer and closer to the Winter time and potentially lose out on the building and be able to construct our infrastructure. This building season before the Winter arrives so that's what we are presenting and looking to see if this Board is amendable to letting us proceed with infrastructure on our property not the piece highlighted in pink that is owned by National Grid but everything beyond that. While we let us get some work done while we wait for Public Service Commission to do their review and respond back.

Marcel Nadeau: So just for clarification this I think some members at the last meeting thought you were looking to start building, do buildings but it's strictly for the infrastructure?

Chris Marchand: Right no building, we don't want to pull any building permits, don't want to construct any homes we just want to get some roads in, some water line in, some storm sewer site grading, some stormwater pond things of that nature.

Marcel Nadeau: Rich can you give us an update of what the County basically said?

Richard Harris: Um Paul, your more attuned with this than myself.

Paul Marlow: Yes, I'll actually read what they wrote. Prior to any further review of the subject subdivisions, the Town of Halfmoon Planning Board should receive evidence from the subdivider of there being placed an effective either one current authorized easement of record by and between National Grid and the subdivider of record or 2, a permanent crossing permit issued from National Grid to CGM Construction specifying as it was an addition of the body September 20,2019 referral response letter attached with emphasis in the final subdivision approval granted by the Town.

Marcel Nadeau: Questions by the Board?

Tom Koval: I think Chris answered that one question I don't know if you caught it, you had a concern John about the water lines, and they said they are not constructing anything on the National Grid property until they have that PSC approval which means that they're not going to be tying into the sewer or water because that has to go through that National Grid property. So, your concern about the talking to Frank about anything is

John Higgins: Yea, no I just , you realize that you know let's say it takes 2 years even though you're going to have the pipes in the ground obviously their all going to have to be inspected to the sewer departments and the water departments satisfaction before they can be energized.

Chris Marchand: Right and John what I was, what National Grid had put in an email to me that the Public Service Commission had 90 days to respond so, it wouldn't be more than that 90 days, but you know when that 90 day clock actually starts I don't know I believe it's now pretty much once they deposited our check and gave us the signed purchase and sale agreement I think that started the next step to go to the PSC so they told me they have 90 days, so it shouldn't be a year or 2 years but I feel like three months from now we now get just closer into the Winter time and if we can't build the roads till next spring which who knows could be March, April , May depending upon the Winter that we have it just, we lose the better part of a year.

John Higgins: No, I understand exactly what you're going through, a friend of mine had a similar situation and it took him before they even went to the Public Service Commission three years so and he just got his about a month ago

Chris Marchand: Okay

John Higgins: So, it's a very long process they're in no rush but like I said we just want to make sure that you realize that there are obstacles with that you may have to go through down the road just making sure everything meets the standards that are required.

Chris Marchand: Sure, absolutely

John Higgins: What did we decide as a Board as far as a Bond, removable Bond, was something going to be required?

Tom Koval: I personally still don't see the point of making somebody have a bond for something that is in the ground on their own property, that's no different if I build a house put a septic tank in the ground and pull a building permit and the Town makes me get a bond to say I'll take that septic tank out when I , that's my personal opinion, it's in the ground it's not like they are building a structure somebody's got to take down, like our solar fields

John Higgins: I'm not arguing that I know it was discussed at the last, but I didn't know

Tom Koval: Right, no I'm just telling you my opinion on it.

Marcel Nadeau: Lyn what is the Towns opinion on this?

Lyn Murphy: I think at least for the pavement that there should be a condition that they remove it and some sort of security that, that get removed, for the stuff under the ground Mr. Koval is correct it's your property we don't care but we just don't want to create an attractive nuisance for people not for people with snow mobiles or other motor things to take advantage of having a runway but it's your property but we just want to have some safety there.

Chris Marchand: My hope is that by the time we get to being ready for pavement all of this would be done and would be put to bed with the Public Service Commission because that is the last thing that goes on, we've got to do some site grading as they say grade the stormwater ponds, storm sewer, catch basins, water

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mains things like that so the paving I could understand but I think that would be the very last and my hope is that I get, if we get what we need from the PSC before we get to that point

Lyn Murphy: But you would be agreeable to have some sort of removal bond with regards to the pavement, frankly you guys can do it yourself, the engineers can come up with an appropriate monetary amount if we get to that point.

Chris Marchand: Sure, sure

Richard Harris: I just want to clarify it came up at the pre-meeting and I think I understood your answers to this, but your agreeable not to seek any building permits for new homes at least until you have the Public Service Commission sign off, correct?

Chris Marchand: Correct, yes.

Tom Koval: This bond that you're asking for would that be before they put blacktop down?

Lyn Murphy: No blacktop

Tom Koval: Blacktop so they don't have to go out and get it for our approval?

Lyn Murphy: No, it would just be a condition upon actual paving

Richard Harris: Oh, so if they were planning, hey Rich we're starting next Monday paving, and its October 30th?

Lyn Murphy: MJ would give us a price list

Richard Harris: We would then get a price and collect before we let you pave asphalt, but the way you're talking or the way to summarize the timeline it sounds like you leave it blacktop which everybody does till the end we actually need your National Grid crossings to do that, you're probably not going to end up giving them the bond because you're waiting to do all that other work

Chris Marchand: I would anticipate not needing it Rich, but you never, I'm agreeable to it, but I don't anticipate needing that.

Marcel Nadeau: Anything else?

Rich Berkowitz: I'll make a motion to approve the change and the final subdivision contingent on no building permits being issued and bonded before any paving occurs.

Marcel Nadeau: Question on the bonding who sets the number

Lyn Murphy: I mentioned MJ, we have to consult with MJ and come up with a figure to remove.

Tom Koval: Ill second that

Richard Harris: And these would be removed, these condition upon PSC approval?

Rich Berkowitz: Yea, everything is removed upon PSC approval, everything we did today.

Marcel Nadeau: Okay I have a motion and a second all in favor aye? (All in favor) Opposed? (None were opposed) Motion carried

Chris Marchand: Thank you very much, good night.

Brookwood Farms Phase II – Revised Final Subdivision Approval

APPROVED. Board revised the final subdivision approval to allow infrastructure construction, with conditions.

22.124 T-Mobile Wireless Co-Location Upgrade, 7 Vosburgh Rd – Telecommunications Co-Location

Cullen Morgan: My name is Cullen Morgan I am a representative for T-Mobile this is regarding the property at 7 Vosburgh Road.

Marcel Nadeau: And explain what you're going to be doing?

Cullen Morgan: So, for this tower T-Mobile is looking to remove some of their existing equipment and upgrade it. They are going to be removing specifically three antennas, three RMA's and six cables, and then they are going to be installing six antennas, six remote radio units and three hybrid cables in place of the co-axes that they are going to be taking off, and then the existing equipment is going to remain as well.

Marcel Nadeau: And this is actually going to be a little bit lower than the original one?

Cullen Morgan: I'm sorry

Richard Harris: It's about the same, maybe it's actually like a foot higher because of this one structure up here right now, what the chairman was asking is will it be at the same height or higher, it does look like one new structure is up about a foot higher or so?

Cullen Morgan: Yea so one of the antennas I believe is maybe in total a foot in difference, in terms of like the total height but otherwise they are all going to be mounted at the same height on the tower that they currently are if that makes sense.

Richard Harris: The mounted structures is the same height but one of the new antennas goes a foot higher

Cullen Morgan: Correct

Marcel Nadeau: Thank you, questions by the Board?

Tom Koval: I make a motion to approve

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John Higgins: Ill second it.

Tom Koval: I'll make a neg. declaration with SEQR

John Higgins: Ill second

Marcel Nadeau: I have a motion and a second on SEQR all in favor aye? (All in favor) Opposed? (None were opposed) Motion approved

Tom Koval: I'll make a motion to approve

John Higgins: Ill second it

Marcel Nadeau: I have a motion and a second all in favor aye? (All in favor) Opposed? (None were opposed) Motion approved

***T-Mobile Wireless Co-Location Upgrade– Telecommunications Co-Location
APPROVED. Board approved new co-location and ground equipment on the existing tower at 7 Vosburgh Road.***

John Higgins: I'll make a motion to adjourn the meeting

Rich Berkowitz: Ill second

Marcel Nadeau: All in favor aye? (All in favor) Opposed? (None were opposed) Motion carried.