Town of Taghkanic Planning Board

MINUTES OF THE August 4, 2026 REGULAR MEETING

Approved

9/1/2026

A regular meeting of the Town of Taghkanic Planning Board was held on Tuesday,

August 4, 2026, at the Town Hall.

Present : Katherine Bainer, Chair; Andrew Howard (PB Attorney), Celine Kagan, Chuck Keyser, Wayne Kawadler, Peter Paden, Ivan Saavedra, Linda Holik (new PB secretary)

Absent: Jim Alvarez, Josh Plass

Live Audience: Phil Gellert, H. Smith, Edward Smith Jr.

Zoom Audience: None

7:00pm: Katherine Bainer opens the meeting with the Pledge of Allegiance.

7:05pm: Celine Kagan made a motion to open the Public Hearing on the proposed 2-lot subdivision located at Old Oak Road for Phil Gellert. Wayne Kawadler second the motion. Katherine Bainer requested receipts from the Public Hearing mailing from Phil Gellert. Gellert explained that he has completed the mailing and has the receipts but did not have them with him. Questions received from the public were made regarding the perc test and the type of septic system that would be installed. Phil Gellert stated the perc test has been completed and that the septic system would be a fill system. Survey map was reviewed. No other questions or comments from the public were presented.

7:17pm: Chuck Keyser made a motion to close the Public Hearing, seconded by Wayne Kawadler. All in favor.

Attorney Andrew Howard reviewed with the Board the information on the Environmental Assessment (SEQRA), and it was determined that the proposed action would not have a

significant adverse impact on the environment. A motion to Issue a negative declaration was made by Peter Paden and seconded by Ivan Saavedra. All in favor.

7:20pm: The Board motioned to approve the 2-lot minor subdivision in the R.2 zoning district, in accordance with the final configuration and survey map dated May 8, 2000, on the condition that the applicant bring the certified mail receipts to the Zoning Code Enforcement Officer. The motion was made by Chuck Keyser, seconded by Ivan Saavedra. All in favor.

7:25pm: A motion was made by Peter Paden to approve the minutes from July 7, 2026, as amended. The motion was seconded by Celine Kagan. All in favor.

7:30pm: Celine Kagan made a motion to close the meeting. Chuck Keyser seconded the motion. All in favor.