

A public hearing was held by the Town Board of the Town of Ballston on Tuesday evening, November 26, 2013 at 7:15 p.m. at the Town Hall on Charlton Road, Ballston Spa.

PRESENT:	Patricia Southworth	-----	Supervisor
	Timothy Szczepaniak	-----	Councilman
	William Goslin	-----	Councilman
	Kelly Stewart	-----	Councilwoman
	Carol Shemo	-----	Clerk
ABSENT:	Murry Brower	-----	Counsel
	Mary Beth Hynes	-----	Councilwoman

Supervisor Southworth opened the public hearing at 7:15 p.m.

The Town Clerk read the legal ad for the public hearing.

Councilwoman Hynes entered the meeting at 7: 22 p.m.

The purpose of the public hearing was to consider the establishment of Burnt Hills-Ballston Lake Water District No. 2 Ext #25, Timber Creek Preserve Phase III and IV consisting of the following tax map parcels 249.-3-22, 249.-3-23, 249.-3-33 and 249.-3-25. The proposed water system extension will consist of a total of 127.87 acres. The Town of Ballston has considered a proposed map, plan and report prepared by the engineering firm of Lansing Engineering completed in accordance with Town Law §209-c. The capital costs of constructing said improvements of Water District No.2 Ext.#25, as stated in the report of Lansing Engineering, will be paid for entirely by the developer of Timber Creek and upon satisfactory completion and approval by the Town and its own engineer will be conveyed to the Town of Ballston.

The following person spoke at the Public Hearing:

Mr. Gibson spoke about his concern about the size of this project. He lives at the intersection of Malta, Clifton Park and Ballston. This project will change Ballston. The Town Board and the Planning Board need to work closely together with a joint review of this project. He said it is important that a lot of the development is on poorly drained soil and this is an invitation to problems. Mr. Gibson would like the Board to declare a Positive SEQRA Declaration so that they can get into the project in a meaningful way. He gave an example of a development Clifton Park permitted that had 16 lots in wet soil. The neighboring residents of that development warned of the high water table but every engineer declared a Negative Declaration. Even professional engineers can get it wrong. Mr. Gibson urges the Town to conserve as much land as possible. The Town should look at 70% land conservation. The issues concerning traffic, lighting and stormwater must be addressed. Mr. Gibson asked the Town Board if this project fits with the Town's Master Plan and the need addressed by the residents to retain the Town's rural character.

No one else wished to speak. The Public Hearing was closed at 7:27 p.m.

Respectfully submitted,

Carol R Shemo  
Town Clerk