



VILLAGE OF SAUGERTIES
43 PARTITION STREET
SAUGERTIES, N.Y. 12477
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Planning Board Meeting and Public Hearings October 8, 2025 **Minutes**

Present: Planning Board – Dara Ellenbogen, Mike Karashay, Bill Barr, Anne Meiswinkel

Absent: Lisa Mayone, Andrew Zink

Others: Julie from Young and Sommer (lawyer) Steve from Tectonic

REGULAR MEETING

Dara Ellenbogen presented the minutes for June 11, 2025, for approval, Anne Meiswinkel made the motion to approve the minutes for June 11, 2025, meeting. Bill Barr seconded the motion to approve the minutes for June 11, 2025, meeting. All in favor, The motion carried.

25 South Partition Street

Site Plan and Special Use Permit

Julia representing Young and Sommer LLC explained the need for the adding to an existing on a Central Hudson pole at 25 S Partition Street Pole # 1184417, to install Verizon wireless equipment.

Proposal would be the existing pole 1184417 43 ft pole, installing the antenna and necessary equipment would bring the height to 48 ft.

Discussion around what agencies need to notified, Ben Neidl the Village Attorney will look into FCC findings and other regulatory agencies. A question if there are other locations villages or towns that have done this? Ballston Spa and Saratoga Springs.

Dara Ellenbogen presented a motion to set a Public Hearing for the 25 S Partition Street special use application for November 12, 2025. Mike Karashay made the motion to set a Public Hearing for the 25 S Partition Street special use application for November 12, 2025. Anne Meiswinkel seconded the motion to set a Public Hearing for 25 S Partition Street special use application for November 12, 2025.

Discussion that the location at 25 S Partition Street, the application will be sent to Ulster County Planning Board.

Ben Neidl stated that this application is an unlisted action, the Village would be lead agency.

Dara Ellenbogen presented a motion for the 25 S Partition Street application as an unlisted action, and the Village Planning Board will be the lead agency. Bill made the motion for the 25 S Partition Street application as an unlisted action and the Village Planning Board will be lead agency. Mike Karashay

seconded the motion for the 25 S Partition Street application as an unlisted action and the Village Planning Board be lead agency.

John Barese – 127 / 130 Lighthouse Dr.

Discussion on combining parcels

One parcel of property is a house; the other is a garage with an apartment on top. John came to the Planning Board asking how to resolve two parcels, he wants one parcel. Eyal explained that you cannot have two principle dwellings on one piece of property in that Zone, RPW. Suggested removing the apartment from the garage. Also recommended speaking to the Tax Assessor to find out if the taxes would be any different from two parcels to one parcel.

Mike Karashay made a motion to adjourn the Planning Board meeting. The motion to adjourn the Planning Board was seconded by Anne Meiswinkel. All in Favor. The motion carried unanimously. The meeting adjourned at 6:34pm.

The date of the next Planning Board meeting is **November 12,2025 at 6:30pm**

Submitted by Peggy Melville October 09, 2025