

## Town of Lyme Planning Board

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CHAUMONT, NY 13622  
DECEMBER 2ND, 2025

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### **Planning Board Members:**

Reg Schweitzer, Chair  
Adam Brown  
Susan Warner  
Gail Miller  
Jake Savage

**Others Present:** Community Members

**Call to Order:** Reg Schweitzer calls the meeting to order and establishes a quorum at 6:30 pm.

### **Public Hearings:**

- **Stinson and Pitkin Subdivision**
  - Motion to open the public hearing is made by Sue Warner, 2<sup>nd</sup> by Adam Brown. No one requests to speak. Sue Warner makes a motion to close the public hearing, 2<sup>nd</sup> by Adam Brown. All in favor, none opposed.

### **Approval of Minutes:**

- October 7<sup>th</sup> Meeting minutes and November 5<sup>th</sup> Meeting minutes.
  - Discussion on the need to include the names of those who made the motions and seconds.
  - Motion to approve the minutes with the names inputted is made by Jake Savage and seconded by Reggie Schweitzer. All in favor, none opposed.

**Public Comments (other than agenda items):** None

### **Old Business:**

- **Stinson and Pitkin Subdivision**
  - Rob Busler provides an update on the Stinson and Pitkin subdivisions, mentioning the current layout of parcels and the relocation of Clock Road.
  - Discussion on the extinguishing of rights-of-way and the impact on the old road.
  - An individual who represents Casola speaks up and confirms that the rights-of-way will be extinguished.
  - Reggie and Rob Busler discuss the legal terms and precedents regarding the rights-of-way.
  - Reggie reviews the SEQR and confirms no or small impact on all items.

- Motion to treat the subdivision as a negative declaration is made by Adam Brown and seconded by Sue Warner. All in favor, none opposed.
- Motion to approve the subdivision as presented is made by Sue Warner and seconded by Jake Savage. All in favor, none opposed.

### **New Business:**

- **Conklin Lot Line Adjustment**

- Reggie introduces the Conklin lot line adjustment and passes the floor to Mike.
- Mike explains the adjustment, which involves adding 1010 to the existing front lot.
- Reggie reviews the SEQR and confirms no or small impact.
- Motion to treat the lot line adjustment as a negative declaration is made by Adam Brown and seconded by Sue Warner. All in favor, none opposed.
- Motion to approve the lot line adjustment as a negative declaration is made by Sue Warner and seconded by Jake Savage. All in favor, none opposed.

- **Hunter Presubmission Conference**

- Reggie introduces the pre-submission conference for the Hunter subdivision.
- Discussion on the lot sizes and the need for a public hearing.
- Motion to set up a public hearing for the Hunter subdivision is made by Sue Warner and seconded, by Jake Savage. All in favor, none opposed.

- **Number 3 Wind Map Redate**

- Reggie provides an update on the Wind subdivision, mentioning the need to update the maps.
- Discussion on the mitigation parcel and the donation to the New York State DEC.
- Reggie reviews the SEQR and confirms no or small impact.
- Motion to re-sign the map is made by Sue Warner and seconded by Adam Brown. All in favor, none opposed.

### **Other/Correspondence:**

- **Adam Brown Resignation**

- Reg Schweitzer mentions Adam Brown's resignation from the board and the need for a new member.

- **Need for PB Secretary**

- Reggie discusses the need for two new members.
- Discussion on advertising for the secretary and other planning board members.
- Gail Miller offers to place an ad for the secretary.

- Reggie plans to talk with potential candidates and Kara about the secretary position.
- Reggie sets the next meeting date for January 6.

**Adjournment:** Motion to adjourn made by Gail Miller, 2<sup>nd</sup> by Adam Brown. Meeting adjourned.

**Next Meeting:** January 6th, 2026