TOWN OF COXSACKIE PLANNING BOARD AGENDA

Thursday December 3, 2026 at *6:00pm*

Coxsackie Town Office, 56 Bailey St., Coxsackie NY

Request to be heard at the Planning Board must be submitted two weeks prior to regularly scheduled meeting WITH ALL SUPPORTING DOCUMENTATION.

Board Members:

Joseph Garland, Chairman (0)
Frank Gerrain, Vice Chairman (2.5)
Patty McIntyre, Clerk
Linda Deubert (3.5)
Nathaniel Tailleur (7.5)
Louis Betke (4.5)
JoAnn Adamo Conway (29.5)
Chris Fisher (0)
Tal Rappleyea, Attorney

Town Liaison: Mike Veeder/ Patrick Kennedy
Town Clerk: Bambi Hotaling
Code Enforcement: Ed Pebler/Vincent Hales
Town Attorney: Tal Rappleyea

Agenda:

1. Call to Order, Pledge of Allegiance, Attendance

2 Review and acceptance of meeting minutes-November 5, 2026

3 **Old Business:**
Diana Espalza - 126 County Route 51 -Commercial Recreational Facility - Preliminary Discussion

4 **New Business**:
Elizabeth & Kieran Coleman - Sleepy Hollow Rd- Lot Line Adjustment
Paul Baker (Hoose) - 194 Stacy Rd & 196 Stacy Rd (56.00-5-21 & 56.00-5-22) - Lot Line Adjustment
Richard Whitbeck - 12201 Rte 9W - Special Use/SitePlan Review-Pet Grooming/Boarding

5 **Board Discussion**
Letter to DOT?
Comprehensive Plan update?

Next meeting: Thursday, January 7, 2027