

WEBVTT

1

00:00:05.190 --> 00:00:06.330

Adam Kaufman: Okay, Christopher all set.

2

00:00:06.839 --> 00:00:22.320

Christopher Carthy: Okay, thank you. Good evening ladies and gentlemen. Welcome to the November 9 planning board meeting this evening. We have a very long agenda and we have planning board members with us. Steve sorrow. I'm Michel Pollock.

3

00:00:23.490 --> 00:00:39.510

Christopher Carthy: Jim Jensen Larry Wheezy. My name is Christopher McCarthy, we have town attorney Roland Moroni town planner Adam County Planning Board secretary Valerie does a moan and conservation board member George kapow George, thank you for being with us tonight.

4

00:00:41.040 --> 00:00:41.580

Christopher Carthy: So the

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00:00:42.630 --> 00:00:48.390

Christopher Carthy: Actually, the first thing on the agenda this evening is the approval of two sets of minutes, I believe.

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00:00:49.860 --> 00:00:54.240

Christopher Carthy: So plenty Board Members is there any comments about those minutes

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00:00:56.670 --> 00:00:57.720

Steven Sauro: Let's do them individually.

8

00:00:57.930 --> 00:01:00.570

Christopher Carthy: Yeah, see if you want to go ahead and

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00:01:01.500 --> 00:01:06.240

Steven Sauro: Well, I have to abstain. So this sep tember 30th one you might want to just get fine.

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00:01:06.540 --> 00:01:09.510

Christopher Carthy: I'll make a motion to approve the minutes of September 30

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00:01:12.300 --> 00:01:12.780

Jim Jensen: Second,

12

00:01:13.410 --> 00:01:14.880

Larry Ruisi: All in favor. I

13

00:01:16.170 --> 00:01:17.670

Steven Sauro: Have to I have to abstain.

14

00:01:18.840 --> 00:01:21.330

Steven Sauro: I was we were not present myself and Michael

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00:01:22.440 --> 00:01:24.000

Valerie B Desimone: So Michael, do you want to thank Matt as well.

16

00:01:33.690 --> 00:01:36.000

Christopher Carthy: What is the date for the next one please.

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00:01:36.660 --> 00:01:37.110

October.

18

00:01:39.060 --> 00:01:40.860

Christopher Carthy: 26 yes

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00:01:40.980 --> 00:01:42.540

Christopher Carthy: Okay, I'll make a motion to approve the

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00:01:42.570 --> 00:01:45.090

Valerie B Desimone: Minutes through October 22

21

00:01:45.660 --> 00:01:47.340

Steven Sauro: All in favor. Aye.

22

00:01:47.790 --> 00:01:48.570

Christopher Carthy: Aye includes

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00:01:51.990 --> 00:01:54.180

Valerie B Desimone: I don't think anyone anyone is on that meeting.

24

00:01:54.570 --> 00:01:57.120

Christopher Carthy: Okay, good. Thank you. Alright.

25

00:01:58.140 --> 00:02:10.500

Christopher Carthy: So the first application before us is to 57 he smell pattern road and Steve Soros going to read the notice of public hearing the paperwork in order for that.

26

00:02:10.890 --> 00:02:12.990

Valerie B Desimone: Yes, all paperwork is in order for this application.

27

00:02:13.380 --> 00:02:14.490

Christopher Carthy: Thank you. Okay.

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00:02:15.840 --> 00:02:22.260

Steven Sauro: Thank you. Okay. Notice here by, given that the North castle planning board will hold a public hearing online at NC TV.

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00:02:22.680 --> 00:02:31.380

Steven Sauro: And in our mock and thanks for on NCT be Cablevision 18 and Verizon 39 and North White Plains on Monday, November 9 2020 at 7pm.

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00:02:31.800 --> 00:02:36.780

Steven Sauro: When any person may be in favor with excuse me when any person may be heard and favor rubber against

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00:02:37.350 --> 00:02:51.090

Steven Sauro: 257 East middle pattern road site plan application for the construction of a 577 square foot addition to the first floor and 94 square foot entry deck and a second story addition with a covered roof deck.

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00:02:51.630 --> 00:03:00.480

Steven Sauro: In addition, a new septic system will be constructed on the site, the application is before the planning board since East middle patent road is designated scenic road.

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00:03:01.890 --> 00:03:08.730

Steven Sauro: The property is located at 257 East middle patent road and no one no Newcastle text maps as a lot

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00:03:09.480 --> 00:03:20.370

Steven Sauro: At 8.04 dash one dash one, three and located within the hour for a zoning district public comments can be submitted to planning at North castle NY calm during the meeting.

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00:03:20.790 --> 00:03:26.100

Steven Sauro: An invitation to the meeting will be given. If you would have liked to provide live comments to the board during the meeting.

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00:03:27.690 --> 00:03:29.910

Christopher Carthy: Thank you, Steve. You're welcome. Now,

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00:03:32.400 --> 00:03:33.150

Adam Kaufman: No, not yet.

38

00:03:33.660 --> 00:03:34.950

Valerie B Desimone: No, I haven't received any either

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00:03:35.400 --> 00:03:35.940

Okay, fine.

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00:03:37.020 --> 00:03:37.710

Christopher Carthy: So,

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00:03:38.790 --> 00:03:46.740

Christopher Carthy: We do have a draft resolution before it's on this plan is the African. Any questions about the draft resolution.

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00:03:48.570 --> 00:03:50.790

Patrick Croke, Architect: No, I don't. Everything seemed pretty straightforward.

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00:03:52.500 --> 00:03:55.020

Christopher Carthy: Board members. Do you have any questions about the draft resolution.

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00:03:58.290 --> 00:03:58.620

Christopher Carthy: No.

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00:03:59.400 --> 00:03:59.820

Steven Sauro: No, Chris.

46

00:04:00.630 --> 00:04:01.920

Christopher Carthy: Adams. Anything you want to add

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00:04:02.580 --> 00:04:14.010

Adam Kaufman: I would recommend the applicant make a short presentation. This way, if any, any anyone watching has any questions, and the email in the better understanding of

48

00:04:14.250 --> 00:04:18.630

Christopher Carthy: Okay, so you guys can just do that make you make a brief presentation.

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00:04:20.880 --> 00:04:21.810

Patrick Croke, Architect: Can I share my screen.

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00:04:22.140 --> 00:04:22.410

Yes.

51

00:04:34.530 --> 00:04:34.830

Patrick Croke, Architect: Okay.

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00:04:40.920 --> 00:04:46.740

Patrick Croke, Architect: The product project is on 130 plus or minus acre site on

53

00:04:46.770 --> 00:04:47.790

Patrick Croke, Architect: East middle patent road.

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00:04:49.140 --> 00:04:57.360

Patrick Croke, Architect: What this particular project is is an addition to the main residence, which is in this location.

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00:04:58.260 --> 00:04:58.950

On the property.

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00:05:01.170 --> 00:05:03.330

Patrick Croke, Architect: There's Butlins there's a pond.

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00:05:03.690 --> 00:05:16.260

Patrick Croke, Architect: We have done a pool house last year, there's a tennis court, we did last year. So this is an expansion of main residence, which is a very modest residents. So I think the existing house is about 1000 square feet.

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00:05:16.770 --> 00:05:19.830

Patrick Croke, Architect: Oh, there's a new septic system going down the hill.

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00:05:21.060 --> 00:05:22.050

Patrick Croke, Architect: From the main house.

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00:05:29.850 --> 00:05:44.340

Patrick Croke, Architect: The main house is this rectangle here we're adding this on at the first floor. Where's that small entrance porch and it comes into a sterile area sunroom how to room. And then the second floor.

61

00:05:45.750 --> 00:05:57.450

Patrick Croke, Architect: Is being added. It's one story existing residents second floor is being edited to master suite with a study and roof deck that overlooks the pond and the property below.

62

00:06:00.960 --> 00:06:19.620

Patrick Croke, Architect: This is the front facade facing the street, there's a large firm between the house and speech. So there's very little of this, it's actually visible from the street, we were before the architectural review board last week and receiving unanimous approval for the design.

63

00:06:20.820 --> 00:06:22.200

Patrick Croke, Architect: From them on.

64

00:06:25.290 --> 00:06:28.980

Patrick Croke, Architect: The rear of the house that overlooks the the valley.

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00:06:33.150 --> 00:06:50.370

Patrick Croke, Architect: I think on the site plan approval, most of the questions and additional information that were provided was on the the site engineering and match Rhonda from BeBo associates is here on the call as well and can answer any questions on that portion project.

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00:06:51.360 --> 00:06:54.060

Adam Kaufman: Thank you, Patrick. I think that was a good overview

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00:06:55.260 --> 00:07:12.030

Adam Kaufman: We didn't receive or we haven't received any further comments, I think the planning board was comfortable with this project at the last meeting. We've prepared a draft resolution for the board for consideration tonight. There's nothing in there that gives me any. Pause

68

00:07:18.060 --> 00:07:20.550

Christopher Carthy: Do the folks need to make any comments.

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00:07:22.230 --> 00:07:29.670

Matthew Gironda: I mean I think everyone for the record. My name is Matthew to Rhonda from BeBo associates Project Engineer think Patrick touched on the

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00:07:32.130 --> 00:07:39.990

Matthew Gironda: Sort of the project overview. Again, it's a modest expansion to an existing residents to prepare to site plan and roads control plan and response to

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00:07:41.730 --> 00:07:46.500

Matthew Gironda: Comments from the consulting engineer submitted as part of our previous application.

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00:07:48.870 --> 00:07:56.220

Matthew Gironda: We are currently in the process of review for the Westchester County Health Department on the septic system. I expect approval shortly on that.

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00:07:59.370 --> 00:08:07.680

Matthew Gironda: But generally, I don't really have much more to add. Other than that, Patrick. If the board has specific questions, I'd be happy to answer them.

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00:08:08.010 --> 00:08:13.650

Christopher Carthy: I didn't. I don't know if anyone else board members or anything else to ask either of the professionals.

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00:08:15.060 --> 00:08:20.730

Christopher Carthy: Okay, Chris. Okay, good. Do I need to make a motion to close the notice of public hearing

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00:08:21.210 --> 00:08:21.660

Adam Kaufman: Yeah.

77

00:08:22.410 --> 00:08:24.030

Christopher Carthy: The name of notification me

78

00:08:25.380 --> 00:08:27.120

Adam Kaufman: Yeah, exactly. Yes. Okay.

79

00:08:27.180 --> 00:08:29.340

Christopher Carthy: Well, I'll make a motion to close the

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00:08:29.520 --> 00:08:30.750

Christopher Carthy: David notification meeting.

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00:08:31.620 --> 00:08:33.930

Adam Kaufman: Well, this was just a regular public hearing

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00:08:33.990 --> 00:08:36.780

Christopher Carthy: It was a regular public okay I'll make a motion to close to public hearing

83

00:08:40.170 --> 00:08:41.670

Larry Ruisi: On favor. All right.

84

00:08:42.450 --> 00:08:48.360

Christopher Carthy: Thank you. Okay. And I'll make a motion to adopt the draft resolution.

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00:08:49.620 --> 00:08:50.640

Steven Sauro: I'll second that as well.

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00:08:51.390 --> 00:08:52.140

Christopher Carthy: On favor

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00:08:52.590 --> 00:08:52.800

Michael Pollack: I

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00:08:53.550 --> 00:08:54.240

Like you

89

00:08:56.880 --> 00:08:57.930

Christopher Carthy: Okay, I think we're done.

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00:08:59.790 --> 00:09:00.780

Christopher Carthy: graduations

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00:09:01.290 --> 00:09:02.040

Patrick Croke, Architect: Thank you very much.

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00:09:02.340 --> 00:09:02.790

Christopher Carthy: You're welcome.

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00:09:03.330 --> 00:09:03.780

Matthew Gironda: Take care.

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00:09:14.220 --> 00:09:22.350

Christopher Carthy: Okay, the next application before us is six Pine Ridge Road and

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00:09:23.790 --> 00:09:24.840

Larry Ruisi: Thank you skip one, so

96

00:09:26.940 --> 00:09:28.470

Adam Kaufman: What about 168 Pickering.

97

00:09:30.540 --> 00:09:32.820

Christopher Carthy: I downloaded everything. Okay, hold on a second.

98

00:09:36.960 --> 00:09:42.390

Valerie B Desimone: Item is Brian O'Connor in the meeting you send me emails telling me is having a little hard time getting in there tonight.

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00:09:42.600 --> 00:09:45.600

Adam Kaufman: Show with Jay O'Connor at night be him. That's

100

00:09:45.690 --> 00:09:46.530

Valerie B Desimone: Hopefully, that's him.

101

00:09:48.030 --> 00:09:59.130

Christopher Carthy: You know I I I downloaded everything into his particular file for tonight. So, but I didn't download the agenda, which I'm going to do in a moment. So what is the next item on the agenda.

102

00:09:59.220 --> 00:10:02.130

Adam Kaufman: 168 hickory Kingdom road right here.

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00:10:07.020 --> 00:10:09.270

Jim Jensen: And I'm ready to read the public notice, Chris.

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00:10:09.360 --> 00:10:09.900

Christopher Carthy: Is oh

105

00:10:11.220 --> 00:10:11.550

Christopher Carthy: Wow.

106

00:10:12.630 --> 00:10:14.430

Christopher Carthy: That's a work in order for 168

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00:10:14.970 --> 00:10:17.430

Valerie B Desimone: Yes up I'll pay for, because in order for this application.

108

00:10:24.900 --> 00:10:26.730

Christopher Carthy: Just hold on a second, please.

109

00:10:26.970 --> 00:10:27.240

Okay.

110

00:10:28.770 --> 00:10:29.970

Neil Hauck Architects: Those crispy so

111

00:10:33.000 --> 00:10:34.530

Neil Hauck Architects: Working order for 168

112

00:10:37.650 --> 00:10:39.030

Christopher Carthy: The people came on.

113

00:10:41.490 --> 00:10:45.390

Christopher Carthy: You need to turn off your, your whenever you listen to just watch the meeting.

114

00:10:45.390 --> 00:10:47.940

Christopher Carthy: On zoom because we're getting a reverberation.

115

00:10:48.750 --> 00:10:52.380

Neil Hauck Architects: Hello. Is that better. Yeah, me.

116

00:10:52.440 --> 00:10:52.950

Yes.

117

00:10:54.150 --> 00:10:54.420

Christopher Carthy: Okay.

118

00:10:54.720 --> 00:10:55.080

So,

119

00:10:56.340 --> 00:11:00.360

Christopher Carthy: Jim Jensen's gonna read the note as a public hearing for 168

120

00:11:02.010 --> 00:11:05.580

Jim Jensen: Notices here. But given that the North castle planning board will hold a public hearing

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00:11:06.120 --> 00:11:18.120

Jim Jensen: Online on NC TV and in Armonk and bang spill on NC TV Cablevision 18 and Verizon 39 North White Plains a Monday, November 9 20 27 PM or soon thereafter.

122

00:11:18.780 --> 00:11:31.110

Jim Jensen: When any person may be heard in favor of war against the 168 hickory Kingdom roads special use permit application for a new two story detached garage with storage on the second floor.

123

00:11:31.710 --> 00:11:46.830

Jim Jensen: The property is located at 168 hickory Kingdom road and known on the north council tax maps as lot 95 dot 02 dash to dash 37 and located within the are for a zoning district public comments will be submitted to

124

00:11:46.830 --> 00:11:57.090

Jim Jensen: Planning at North castle NY calm during the meeting invitation to the meeting will be given. If you would like it to provide live comments to the board during the meeting.

125

00:11:58.710 --> 00:11:59.010

Thank you.

126

00:12:03.240 --> 00:12:08.460

Christopher Carthy: OK, so the app or the applicant is wants to make a

127

00:12:09.000 --> 00:12:10.800

Christopher Carthy: brief presentation for

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00:12:11.880 --> 00:12:12.240

Will

129

00:12:15.390 --> 00:12:17.610

Neil Hauck Architects: Be having to run through the plans and if you'd like.

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00:12:18.840 --> 00:12:27.480

Adam Kaufman: Yeah, the purpose is to just inform the public anyone has been noticed of the public hearing. So a quick run through of the project would would would help.

131

00:12:27.960 --> 00:12:28.800

Neil Hauck Architects: Okay, yeah.

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00:12:32.850 --> 00:12:43.740

Neil Hauck Architects: All right, you see that, yep. It's a three car garage and we made provisions to have a lift or lifts. They collect classic cars.

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00:12:44.490 --> 00:13:02.310

Neil Hauck Architects: And essentially, it's going to be located in existing gravel driveway. Right now it's all flat rather front with parking area. We won't be affecting any trees and it's pretty far back to the side. So I don't think it will affect the neighbors in any way.

134

00:13:03.510 --> 00:13:11.340

Neil Hauck Architects: If you look here Freebase there. We've been staring going up to a second story loft area for storage.

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00:13:15.960 --> 00:13:28.590

Neil Hauck Architects: The front elevation. The right side elevation. Here's the left elevation with the door to the stairs going up to the last area and then that would be the rear property during the

136

00:13:29.970 --> 00:13:40.050

Neil Hauck Architects: Rush. Here's some sections you see going up the stairs for loft area loft garage area, area for cars and lifts.

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00:13:41.760 --> 00:13:53.730

Neil Hauck Architects: And then just some typical details. We already went through architectural review board and approval. We also since we last met last time.

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00:13:55.440 --> 00:13:56.070

Neil Hauck Architects: We

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00:13:57.660 --> 00:14:01.920

Neil Hauck Architects: Did a new test holes and found a new location for the

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00:14:03.120 --> 00:14:08.190

Neil Hauck Architects: For the rain water retention system and that is now.

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00:14:10.050 --> 00:14:13.830

Neil Hauck Architects: I believe in the towns and I know we said that in the revised fine.

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00:14:14.880 --> 00:14:20.130

Neil Hauck Architects: But um yeah so that's going to be reviewed by engineering

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00:14:20.370 --> 00:14:21.810

Neil Hauck Architects: And colored in session.

144

00:14:21.960 --> 00:14:25.440

Adam Kaufman: That will be a condition of the draft resolution.

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00:14:26.220 --> 00:14:26.700

Yes.

146

00:14:32.130 --> 00:14:36.090

Christopher Carthy: And this is the application where the draft resolution had been green

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00:14:37.620 --> 00:14:38.850

Christopher Carthy: Highlights and it were

148

00:14:39.300 --> 00:14:39.810

Christopher Carthy: A number of

149

00:14:39.990 --> 00:14:41.700

Adam Kaufman: That that's I believe that's Pine Ridge.

150

00:14:43.530 --> 00:14:45.450

Christopher Carthy: Oh gosh, you're right. I'm sorry.

151

00:14:46.920 --> 00:14:48.330

Christopher Carthy: With my marriage. Right.

152

00:14:48.870 --> 00:14:52.860

Adam Kaufman: The only, the only I wouldn't even call an issue, but the only

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00:14:54.240 --> 00:15:02.250

Adam Kaufman: Additional item you're taking action you're taking on this detached structures. The additional height. It's still within the code, the code.

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00:15:02.820 --> 00:15:14.400

Adam Kaufman: The code gives the planning board additional authority to grant up to 22 foot height structure on normally it's 15 so you'll see that represented in one of the whereas is

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00:15:14.880 --> 00:15:23.340

Adam Kaufman: And resolve sections of the resolution, I don't have any concerns about the height and as the applicants stated they already went to the architectural review board.

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00:15:30.360 --> 00:15:32.490

Christopher Carthy: Members, or anything you want to ask the professionals.

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00:15:38.580 --> 00:15:40.650

Christopher Carthy: Is there anything you want to ask the professionals.

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00:15:42.060 --> 00:15:58.770

Steven Sauro: Adam. Quick question regarding just not a, a major, major point, but the height of the proposed garage. The 22 foot height is we're allowed to grant that because we have a leeway, or what's the it's supposed to be 15 you said

159

00:15:59.250 --> 00:16:06.810

Adam Kaufman: Yeah, that's exactly correct. So detached structures as part of this special permit review. You can grant additional

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00:16:08.190 --> 00:16:17.880

Steven Sauro: Quick silly question. The houses so close. If there was somebody if there was a bone of contention with that height being it's so

close to the existing house if they put a breezeway or a little connecting

161

00:16:19.170 --> 00:16:23.940

Steven Sauro: piece to the house, which is about six feet away with that negate that rule.

162

00:16:24.960 --> 00:16:35.520

Adam Kaufman: Yes, that's right. So if you had a breeze way to have a roof and walls and you made a physical connection to it and that becomes part of the house and then it's a 30 foot. I

163

00:16:36.360 --> 00:16:41.250

Steven Sauro: Just I saw in close proximity. It was just curious how that may have been affected. Okay, thank you.

164

00:16:47.700 --> 00:16:47.970

Christopher Carthy: Thanks.

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00:16:49.350 --> 00:16:50.670

Steven Sauro: Nothing for that was just curious about

166

00:16:50.670 --> 00:16:51.540

Christopher Carthy: That I get it.

167

00:16:52.830 --> 00:16:53.160

Christopher Carthy: Okay.

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00:16:55.320 --> 00:16:59.430

Christopher Carthy: So someone wants to, we should make a motion to close the

169

00:17:00.480 --> 00:17:02.760

Adam Kaufman: Hold on, let me see if we have any comments.

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00:17:05.940 --> 00:17:08.340

Christopher Carthy: And it was a public hearing on a notification.

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00:17:08.700 --> 00:17:13.080

Adam Kaufman: This is a public hearing for a special use permit, we did not get any

172

00:17:17.490 --> 00:17:19.770

Adam Kaufman: Comments. We don't have any comments on this application.

173

00:17:22.200 --> 00:17:26.640

Christopher Carthy: So can someone make a motion to close the public here includes

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00:17:27.990 --> 00:17:29.220

I'll move to close the loop.

175

00:17:32.340 --> 00:17:35.160

Christopher Carthy: Very made motion, Michael. Second. All in favor.

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00:17:38.430 --> 00:17:43.050

Christopher Carthy: And can someone make a motion to adopt the draft.

177

00:17:47.640 --> 00:17:48.510

Steven Sauro: I'll make that motion.

178

00:17:51.480 --> 00:17:53.880

Christopher Carthy: Second. All in favor.

179

00:18:03.720 --> 00:18:12.300

Christopher Carthy: Okay I printed out the agenda. Sorry, I didn't have that in front of me. I had all the files, but not the the agenda the agenda. So now I can either

180

00:18:15.570 --> 00:18:20.130

Christopher Carthy: So the next application before it's it's fairly at six Pine Ridge Road.

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00:18:21.720 --> 00:18:23.520

Christopher Carthy: And again, there's also a

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00:18:24.720 --> 00:18:31.350

Christopher Carthy: Notice a public notice for that as well. Valerie is the paperwork in order for that application as well.

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00:18:31.920 --> 00:18:34.020

Valerie B Desimone: Yes, all paperwork is in order for that application.

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00:18:34.260 --> 00:18:36.150

Christopher Carthy: Excellent. And

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00:18:36.870 --> 00:18:38.820

Christopher Carthy: Larry Ruiz, he is going to

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00:18:40.560 --> 00:18:43.140

Christopher Carthy: Read as a public hearing for that application.

187

00:18:44.700 --> 00:18:53.040

Larry Ruisi: A notices here by giving me that the town of North Council planning board will hold a public hearing online at NC TV.

188

00:18:53.580 --> 00:18:57.600

Larry Ruisi: And then Armand can banks fill on NC TV Cablevision 18

189

00:18:58.410 --> 00:19:12.510

Larry Ruisi: Horizon 39 in North White Plains on Monday, November 9 2020 at 7pm or soon thereafter when any person may be heard in favor or against the six Pine Ridge special use permit as up

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00:19:13.080 --> 00:19:21.120

Larry Ruisi: Application for a new 934 square foot two storey detached garage with storage on the second floor.

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00:19:21.750 --> 00:19:30.690

Larry Ruisi: On the majority of the proposed structure is within the town regulated wetland buffer the property is located at six Pine Ridge Road.

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00:19:31.140 --> 00:19:42.300

Larry Ruisi: And known under North castle tax maps as lot one or 2.10 dash to dash nine and located within the are too late zoning district.

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00:19:42.840 --> 00:19:58.860

Larry Ruisi: Public comments can be submitted to planning board at North castle New York calm during the meeting an invitation to the me meet meeting will be given. If you would like to provide live comments to the board during the meeting by auto the North castle planning board.

194

00:19:58.980 --> 00:19:59.790

Christopher Carthy: Thank you, Larry.

195

00:20:01.800 --> 00:20:03.540

Christopher Carthy: OK, so

196

00:20:04.830 --> 00:20:06.810

Christopher Carthy: I'll make a motion to open the public hearing

197

00:20:08.460 --> 00:20:08.910

Steven Sauro: A second

198

00:20:09.870 --> 00:20:10.560

Christopher Carthy: All in favor.

199

00:20:11.850 --> 00:20:12.120

Steven Sauro: Right.

200

00:20:14.190 --> 00:20:16.020

Christopher Carthy: And Robin said he is with us.

201

00:20:16.920 --> 00:20:18.210

Ralph Alfonzetti: I am here. Can anyone hear me.

202

00:20:18.450 --> 00:20:19.170

Christopher Carthy: Yes, well,

203

00:20:20.160 --> 00:20:21.390

Ralph Alfonzetti: How's everyone doing tonight.

204

00:20:25.410 --> 00:20:27.000

Ralph Alfonzetti: I will share my screen.

205

00:20:43.290 --> 00:20:43.800

Ralph Alfonzetti: Here with me.

206

00:20:59.700 --> 00:21:00.750

Ralph Alfonzetti: There we go, should be up

207

00:21:02.220 --> 00:21:02.520

Yep.

208

00:21:04.230 --> 00:21:11.550

Ralph Alfonzetti: Okay, so we're here for special use permit. We were in front of playing board in mid September.

209

00:21:13.500 --> 00:21:24.330

Ralph Alfonzetti: Which time we were more we reviewed the project, I believe there was a sidewalk with the board in conservation board. We also appeared before the conservation board.

210

00:21:25.350 --> 00:21:28.800

Ralph Alfonzetti: And what we're proposing is in a detached garage.

211

00:21:31.650 --> 00:21:35.880

Ralph Alfonzetti: footprint is approximately 970 square feet.

212

00:21:37.290 --> 00:21:43.500

Ralph Alfonzetti: And a majority of the structure is within the 100 foot buffer of the wetland.

213

00:21:46.350 --> 00:21:46.800

Ralph Alfonzetti: So,

214

00:21:49.200 --> 00:21:56.580

Ralph Alfonzetti: We, we propose some extensive plantings around our, our structure.

215

00:21:57.900 --> 00:22:00.210

Ralph Alfonzetti: The conservation ward reviewed all this planting.

216

00:22:01.320 --> 00:22:10.200

Ralph Alfonzetti: And they were you know they were in favor of it. We also have some storm water mitigation, we did some testing out here for this structure.

217

00:22:11.250 --> 00:22:12.570

Ralph Alfonzetti: And we're here for Pope hearing

218

00:22:16.260 --> 00:22:19.830

Adam Kaufman: At this point we don't have any comments from the public.

219

00:22:21.660 --> 00:22:27.120

Adam Kaufman: What we're, we have a draft resolution, but there's some missing items, some housekeeping.

220

00:22:27.120 --> 00:22:27.630

Michael Pollack: Items.

221

00:22:27.690 --> 00:22:31.920

Adam Kaufman: I think the planning boards generally okay location of the

222

00:22:33.240 --> 00:22:43.650

Adam Kaufman: Of the detached structure. We got positive recommendation from the conservation board and that's in the draft resolution at referenced. We didn't have some

223

00:22:44.490 --> 00:23:02.070

Adam Kaufman: Some technical information specifically the size of the garage floor area compared to the principal dwelling and that accessory structure can't be more than 25% of the gross floor area of the main dwelling and we didn't have on record the IRB approval.

224

00:23:03.930 --> 00:23:04.260

Yeah.

225

00:23:07.380 --> 00:23:09.450

Christopher Carthy: Ralph, did you say you got your IRB approval.

226

00:23:09.810 --> 00:23:15.780

Ralph Alfonzetti: No, we did not have the IRB approval, the owner Steve is on on also, I believe.

227

00:23:16.980 --> 00:23:19.950

Ralph Alfonzetti: We are scheduled on the agenda.

228

00:23:21.810 --> 00:23:25.290

Adam Kaufman: Yeah, so the board. Could a German hearing or close to hearing

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00:23:27.150 --> 00:23:33.450

Adam Kaufman: And when they have can have that information revised resolution and the board with the ability to happen.

230

00:23:33.960 --> 00:23:35.040

Michael Pollack: Okay, so

231

00:23:35.460 --> 00:23:43.350

Christopher Carthy: Just to make it clear what we can do tonight is close to public hearing and then that's going to be a German public hearing out of that.

232

00:23:43.560 --> 00:23:45.000

Adam Kaufman: Well, I would say a journey.

233

00:23:45.060 --> 00:23:56.490

Christopher Carthy: Yeah, I agree. That makes sense. I agree. During the during, you know, during the public hearing let them finish up their details. Fill in the resolution and come back to us.

234

00:23:57.270 --> 00:24:05.340

Adam Kaufman: Yeah, and I think if the board can just provide some some assurance to the applicant or or if there are any issues to let them.

235

00:24:05.340 --> 00:24:06.030

Adam Kaufman: Know also

236

00:24:06.750 --> 00:24:07.500

Adam Kaufman: could address them.

237

00:24:14.490 --> 00:24:18.090

Christopher Carthy: I mean, I was out there. We will leave us alone and out there. I mean,

238

00:24:19.110 --> 00:24:22.860

Christopher Carthy: I have nothing to add to the application this point.

239

00:24:25.200 --> 00:24:27.510

Steven Sauro: I think it fits nicely on the lot words proposed.

240

00:24:30.510 --> 00:24:33.090

Steven Sauro: And I'm just as long as the math works just as a

241

00:24:33.090 --> 00:24:34.710

Steven Sauro: House anything like Adam said route.

242

00:24:36.060 --> 00:24:39.450

Steven Sauro: The 25% because it's detached. Does that still work.

243

00:24:43.770 --> 00:24:46.680

Ralph Alfonzetti: I'm not the architect, but I'm pretty sure it does work.

244

00:24:47.220 --> 00:24:52.980

Steven Sauro: Okay, I would just do that just because I had I'd hate to see you get hung up on something like that at the very last

245

00:24:52.980 --> 00:24:55.890

Ralph Alfonzetti: Minute. We will look into that tomorrow morning, make sure

246

00:24:56.970 --> 00:24:57.270

Steven Sauro: Okay.

247

00:24:58.980 --> 00:24:59.280

Christopher Carthy: Yeah.

248

00:25:00.930 --> 00:25:01.830

Christopher Carthy: Okay, so

249

00:25:03.300 --> 00:25:07.830

Christopher Carthy: We have nothing to add Ralph, you can take this back with you and we'll see you again.

250

00:25:09.180 --> 00:25:10.200

Ralph Alfonzetti: Okay, very good.

251

00:25:10.350 --> 00:25:11.580

Jim Jensen: We have to vote on a journey.

252

00:25:11.640 --> 00:25:16.590

Christopher Carthy: Oh, actually, yeah. Thank you Jim. I'll make a motion to adjourn the public hearing

253

00:25:18.690 --> 00:25:19.980

Jim Jensen: Oh, sorry. Steve each to it.

254

00:25:20.370 --> 00:25:23.430

Christopher Carthy: After it is ok and all favor

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00:25:24.090 --> 00:25:25.260

Christopher Carthy: I think

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00:25:26.640 --> 00:25:27.540

Ralph Alfonzetti: Okay. Yes, thanks.

257

00:25:27.930 --> 00:25:28.230

Mike

258

00:25:40.140 --> 00:25:44.970

Christopher Carthy: Ok. The next item before us is 77 Lafayette Avenue. It's a site plan approval.

259

00:25:46.590 --> 00:25:48.660

Christopher Carthy: And we have a draft resolution as well.

260

00:26:05.790 --> 00:26:07.980

Adam Kaufman: Is there anyone else coming tonight from your

261

00:26:09.030 --> 00:26:09.720

Adam Kaufman: From your team.

262

00:26:10.740 --> 00:26:18.120

Robert Banta: Um, I thought that George and Catherine would be participating. Am I the only one here.

263

00:26:18.660 --> 00:26:21.960

Adam Kaufman: Well, I see a George, let's see if that's George Tony

264

00:26:22.860 --> 00:26:25.050

Valerie B Desimone: He said he was coming tonight. That's probably is.

265

00:26:34.080 --> 00:26:35.370

Robert Banta: Gorgeous, the information

266

00:26:35.670 --> 00:26:37.440

Adam Kaufman: Okay. Yes, I know.

267

00:26:38.010 --> 00:26:40.620

Valerie B Desimone: We just need to have a motion to reconvene the public hearing

268

00:26:44.490 --> 00:26:48.480

Christopher Carthy: I'll make a motion to reconvene the public hearing for 77 Lafayette me

269

00:26:49.590 --> 00:26:50.070

Steven Sauro: A second

270

00:26:50.640 --> 00:26:51.300

Christopher Carthy: All in favor.

271

00:26:53.070 --> 00:26:53.220

Valerie B Desimone: Of

272

00:26:55.170 --> 00:27:04.230

Christopher Carthy: Yours. Just make sure the professional just came on and you don't have any of your TV on the background is watching it through zoom now. Correct.

273

00:27:06.120 --> 00:27:07.620

George: Yes. Okay, good.

274

00:27:08.100 --> 00:27:08.730

Christopher Carthy: Thank you, George.

275

00:27:17.880 --> 00:27:18.240

So,

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00:27:19.470 --> 00:27:20.550

Christopher Carthy: George, you want to create this

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00:27:23.100 --> 00:27:23.760

Yeah, certainly.

278

00:27:25.110 --> 00:27:34.020

George: We come to you. I guess once again after having received, I believe, four separate variances from the Zoning Board of appeals

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00:27:34.650 --> 00:27:43.680

George: As well as preliminary approval from the town board for the requisite license, as required. And we were hoping very much

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00:27:44.250 --> 00:27:55.800

George: To be able to move forward and and have the site plan approved, certainly as quickly as possible, to enable our tenant, Mr battle, I noticed at the meeting to apply for his building permit.

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00:27:56.730 --> 00:28:02.310

George: So that we can all move forward. I know Adam is very intimately involved with this has been at each of the meetings.

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00:28:03.540 --> 00:28:07.860

George: And we are waiting, I believe, for two items at this point.

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00:28:08.910 --> 00:28:19.290

George: We were required to attach to the license that was that hopefully going to be issued by the town board a metes and bounds description of the area.

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00:28:19.740 --> 00:28:32.040

George: Where the party will be permitted pursuant to that license. We have the survey complete, we were hoping today to have the metes and bounds description itself. I hope and expect to have that tomorrow.

285

00:28:33.150 --> 00:28:48.270

George: Secondly, we were hoping that we would have the amended site plan if you will incorporate into the issues raised in the resolution of pulmonary resolution that I received

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00:28:48.900 --> 00:29:01.020

George: The other day, which is dated October 9 and I am waiting for the survey, or excuse me, I'm waiting for the for the architect to revise those that plan accordingly.

287

00:29:03.870 --> 00:29:17.190

Adam Kaufman: But at this point, we don't have any public comment. Additional public comment. And I don't see I don't wouldn't have an objection to the board adopting the resolution with these conditions, other than just updating the date.

288

00:29:20.250 --> 00:29:22.380

Adam Kaufman: I'd be fine with that. If, if the boards of medical

289

00:29:25.590 --> 00:29:34.410

Jim Jensen: Just, just one question. Is the quote the comment about or the status of the license or between the town and the applicant is that be added as a condition, then

290

00:29:36.030 --> 00:29:36.360

Jim Jensen: As a

291

00:29:36.750 --> 00:29:37.260

Adam Kaufman: Team here.

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00:29:37.740 --> 00:29:39.180

Jim Jensen: Whereas I didn't see that. Okay.

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00:29:39.960 --> 00:29:40.950

Jim Jensen: prior to signing

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00:29:42.930 --> 00:29:43.680

Jim Jensen: Sorry, I missed that.

295

00:29:43.770 --> 00:29:46.920

Adam Kaufman: Yeah. Number four condition for hot

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00:29:47.010 --> 00:29:49.140

Jim Jensen: There it is. Okay. I keep

297

00:29:49.890 --> 00:29:54.510

Adam Kaufman: Rolling is that issue ripe enough, you know, we can adopt this resolution.

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00:29:54.960 --> 00:29:56.880

Roland Baroni: Yes, state the town board.

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00:29:58.500 --> 00:30:05.400

Roland Baroni: authorize the supervisor to sign the license. We're just waiting for the description and then we'll have them sign in and it'll be recorded.

300

00:30:08.730 --> 00:30:20.940

Christopher Carthy: So out of the, the proposal resolution that we have before us, and one of them actually going to, we're adopting this has been an October 9 2020. Is that the one we're going to adopt.

301

00:30:21.480 --> 00:30:27.000

Adam Kaufman: Yeah, we'll just update the date, but every the content is fine. Yeah, okay.

302

00:30:29.850 --> 00:30:32.250

Christopher Carthy: So on that note,

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00:30:34.800 --> 00:30:38.400

Christopher Carthy: I'll make a motion to adopting the October nine resolution.

304

00:30:39.630 --> 00:30:42.060

Adam Kaufman: jogging or did we close the hearing bell

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00:30:42.570 --> 00:30:43.710

Valerie B Desimone: Now we have not close it. Yeah.

306

00:30:43.830 --> 00:30:44.340

Christopher Carthy: I'm sorry.

307

00:30:46.590 --> 00:30:48.390

Christopher Carthy: Can someone make a motion to close to hearing

308

00:30:50.760 --> 00:30:52.110

Larry Ruisi: Emotion CLOSE TO PUBLIC HEARING

309

00:30:52.470 --> 00:30:53.640

Larry Ruisi: 77 live. Yeah.

310

00:30:55.290 --> 00:30:55.920

Christopher Carthy: I'll second.

311

00:30:57.840 --> 00:30:58.680

Christopher Carthy: All in favor.

312

00:30:59.280 --> 00:31:00.600

Michael Pollack: Aye. Aye.

313

00:31:01.140 --> 00:31:06.450

Christopher Carthy: I'll make a motion to adopting the draft resolution for us 77 Lafayette Ave.

314

00:31:07.050 --> 00:31:07.770

Valerie B Desimone: As amended.

315

00:31:07.890 --> 00:31:08.580

Christopher Carthy: Is subject to

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00:31:09.180 --> 00:31:10.410

Adam Kaufman: Be a date tonight.

317

00:31:13.500 --> 00:31:17.610

Adam Kaufman: George's there anything in that resolution, we weren't, we need to discuss further

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00:31:18.690 --> 00:31:18.930

George: Well,

319

00:31:18.990 --> 00:31:19.800

Adam Kaufman: We adopted.

320

00:31:20.220 --> 00:31:31.320

George: You know some of the issues regarding the lighting, Adam. And that's it, let the tail wag the dog and all, but we thought that the the lighting was more than adequate. In fact, we have some photographs which we can present

321

00:31:31.860 --> 00:31:40.620

George: To the engineer to whatever that we're taking this recently the other evening, which show. I think that the the lighting and the polls and so forth in the canopy.

322

00:31:41.940 --> 00:31:48.510

George: More than adequate it's it's very well illuminated and i don't i don't believe there are any issues with respect to that whatsoever.

323

00:31:49.980 --> 00:31:55.560

George: I also think that, you know, we had discussed some time ago, the issue as to whether or not

324

00:31:56.640 --> 00:32:07.740

George: The other tenant that being a personal training facility would be a permitted use I know your position is when I had spoken to Jerry Riley. Some time ago he said that we could

325

00:32:08.760 --> 00:32:24.360

George: Hold that in advance, in essence, without prejudice to I guess we consider whether or not just a little might consider that to be a boutique or business boutique other the committed uses of the statute. But other than those items know

326

00:32:25.410 --> 00:32:26.580

Adam Kaufman: Those are big items that we

327

00:32:27.780 --> 00:32:30.900

George: Were lighting. Obviously the lighting. I don't think it is because

328

00:32:30.960 --> 00:32:38.730

George: It has never been a complaint. There is, there are many poles and lights and lamps and again we have some photographs that I could tell you

329

00:32:38.790 --> 00:32:40.140

George: Right now that as well but

330

00:32:40.230 --> 00:32:43.140

Adam Kaufman: But, but, but there are performing standards that are in the

331

00:32:43.140 --> 00:32:51.690

Adam Kaufman: Code. So how do we deal with that. Right. You like either demonstrate you meet code or if not get the variances that are required.

332

00:32:51.840 --> 00:32:57.480

George: I think we can demonstrate that we do. But who would make that determination. In other words, in saying that it doesn't. I guess is maybe the

333

00:32:57.570 --> 00:33:14.100

Adam Kaufman: Well, you haven't submitted any information that the site lighting does complete so that condition and saying, okay, give us that information and then it basically says you can't have floodlighting and the code says it can only be you could only illuminate a certain property so

334

00:33:14.610 --> 00:33:22.650

Adam Kaufman: We don't know if what exists on that side complies with the code or not. I think what you're saying is you want to keep it as is.

335

00:33:23.760 --> 00:33:24.270

Adam Kaufman: But

336

00:33:24.660 --> 00:33:26.370

George: Will satisfy it. Obviously, that's not

337

00:33:26.430 --> 00:33:28.770

George: I don't think that's a big issue or you know whatever land.

338

00:33:29.100 --> 00:33:29.850

Adam Kaufman: I don't know.

339

00:33:30.570 --> 00:33:37.860

George: This has the established has been there for many, many years we've never had an initial problem well here to whatever is required.

340

00:33:38.520 --> 00:33:47.850

Christopher Carthy: And what do they need to do to do that. No, they need a photo metric plan that just shows the lighting and then if it's satisfactory, the plan itself. It's a satisfactory plan.

341

00:33:48.600 --> 00:34:00.150

Christopher Carthy: That's right, you know, the problem is they just need to. They just need to put it down on paper, essentially, showing they have a photo metric plan that satisfies the town code and they're good to go.

342

00:34:00.630 --> 00:34:01.140

Correct.

343

00:34:02.190 --> 00:34:04.920

George: That's not a problem. We'll do that now.

344

00:34:04.950 --> 00:34:14.310

Adam Kaufman: With respect to the use this is an issue because I can't use the planning board can approve a site plan that has a non permitted use

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00:34:15.600 --> 00:34:16.620

George: Appreciate that. Yes.

346

00:34:18.150 --> 00:34:34.230

Adam Kaufman: So the way we've set this up is saying that use would be eliminated, which would then essentially allow the board to to approve it. So that use will change on the plan. So there's nothing contrary to the code on it and then you could approve it consigned

347

00:34:34.830 --> 00:34:40.830

George: Is that and we're prepared to move forward in that fashion and perhaps that later date. They want to really address that issue. We could

348

00:34:41.460 --> 00:34:46.560

George: Sure, I understand, but we are hoping to get this accomplished as quickly as possible.

349

00:34:47.610 --> 00:34:54.540

Christopher Carthy: To the existing tenants in the building. Is that still in the building, who's using that was was occupying that is

350

00:34:54.660 --> 00:35:00.810

George: The, the least I believe expired. Just the other day, I think it was, it was expired this month.

351

00:35:01.920 --> 00:35:03.450

Christopher Carthy: But I mean, is he still in the building.

352

00:35:03.840 --> 00:35:07.050

George: I don't know the answer to that you might be, but I don't know the answer to be, to be honest.

353

00:35:07.830 --> 00:35:20.130

Christopher Carthy: With you, but out of my question to you is, if he still in the building, then would we be approving a site plan where essentially they're not compliant in this moment in time. Do we need to have that cleared up.

354

00:35:20.490 --> 00:35:31.140

Adam Kaufman: Well, I think those are two different you know I guess role will need to weigh in here, but I see them as two different things. Right. So there's what's existing on the site, whether that's legal or not.

355

00:35:31.290 --> 00:35:44.250

Adam Kaufman: Be tempting to correct everything with this site plan approval, the site plan approvals conditional on that use being taken off the bland and that use a new use going in, that's compliant.

356

00:35:46.170 --> 00:35:46.650

Christopher Carthy: Mm hmm.

357

00:35:48.030 --> 00:35:59.040

Christopher Carthy: Right. So essentially rolling if the, if we if knowingly that the African if knowingly that the personal trainer is still there. Can we still go ahead and adopt this resolution.

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00:36:00.270 --> 00:36:18.030

Roland Baroni: Well, I think the resolution would have had them just said was that it provides for that tenant to remove and a conforming use to be inserted instead. So that's, that's the condition under which you're approving the resolution. And if that doesn't. If that doesn't

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00:36:20.310 --> 00:36:28.170

Roland Baroni: Actually take place than the owner would be in violation of the site plan, and I'm sure the building inspector would have them in court.

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00:36:29.430 --> 00:36:29.760

Okay.

361

00:36:31.710 --> 00:36:32.100

Christopher Carthy: Thank you.

362

00:36:33.450 --> 00:36:33.720

Roland Baroni: Yep.

363

00:36:37.110 --> 00:36:41.160

Christopher Carthy: Okay, so again I guess we're in a position to adopt this resolution.

364

00:36:42.990 --> 00:36:47.010

Christopher Carthy: So I'll make a motion to adopt the resolution, as amended for 77 Lafayette.

365

00:36:47.010 --> 00:36:47.400

Ave.

366

00:36:51.480 --> 00:36:52.140

Valerie B Desimone: As amended.

367

00:36:52.620 --> 00:36:53.640

Christopher Carthy: Yeah. I said, well,

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00:36:54.060 --> 00:36:54.600

Valerie B Desimone: I'm sorry.

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00:36:54.900 --> 00:36:55.320

That's all right.

370

00:36:56.610 --> 00:36:57.150

Steven Sauro: I'll second.

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00:36:57.540 --> 00:36:59.250

Christopher Carthy: Thank you. See, all in favor

372

00:36:59.970 --> 00:37:01.290

Larry Ruisi: Aye. Aye.

373

00:37:04.050 --> 00:37:06.150

Christopher Carthy: Job. Good luck with that.

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00:37:08.400 --> 00:37:09.000

Adam Kaufman: I'm glad.

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00:37:10.050 --> 00:37:12.420

Adam Kaufman: We're done. Got that can move forward.

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00:37:14.250 --> 00:37:14.520

George: Much

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00:37:17.430 --> 00:37:17.820

Thank you.

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00:37:20.310 --> 00:37:20.730

Christopher Carthy: And not

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00:37:20.850 --> 00:37:22.860

Christopher Carthy: Far away. The next application.

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00:37:26.970 --> 00:37:38.370

Christopher Carthy: Application before us is, let's say again I download everything next application before us is 150 backward road for discussion.

381

00:37:48.930 --> 00:37:51.660

Adam Kaufman: Jacqueline, has anyone else with you tonight, or is it just you.

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00:37:52.620 --> 00:37:55.290

Jaclyn Tyler: I'm not sure if he's joining or not. Yes.

383

00:37:55.320 --> 00:37:59.280

Adam Kaufman: I do not see him in the waiting room. Okay. Okay.

384

00:38:00.600 --> 00:38:02.520

Jaclyn Tyler: It's going to depend on his mood tonight. I think

385

00:38:03.810 --> 00:38:07.320

Adam Kaufman: Yes, and I think that's really what we want to talk about

386

00:38:07.440 --> 00:38:21.870

Adam Kaufman: Tonight the last week the applicant was before the Zoning Board of appeals for two variances for Australia parking. Do you recall that this site needed three off street parking spaces.

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00:38:22.440 --> 00:38:41.040

Adam Kaufman: And then there was the issue of the driveway that connects the to the street to the back parking lot. That was an hour than 20 feet that's required. So the second variants request the applicant appeared in front of the CPA, which I heard probably three quarters of it, I think.

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00:38:42.810 --> 00:38:55.620

Adam Kaufman: And I would characterize that seems that the that the CPA has some concerns about issuing the variances on the board may wish to

389

00:38:56.700 --> 00:39:07.920

Adam Kaufman: Talk about the implications of the site plan if the variances are not issue with the applicant, we should talk about whether or not the planning board is comfortable providing any additional

390

00:39:09.690 --> 00:39:15.570

Adam Kaufman: Recommendation or comments to the Zoning Board of appeals regarding the variances and the site plan.

391

00:39:17.430 --> 00:39:19.560

Adam Kaufman: Jacqueline, you want to jump in and

392

00:39:19.620 --> 00:39:26.040

Jaclyn Tyler: Go. Yeah, I was gonna let you character. That was a very nice lady. But do you have that meeting when Adam. I appreciate it.

393

00:39:26.490 --> 00:39:27.990

Jaclyn Tyler: Um, so you guys are you

394

00:39:28.200 --> 00:39:35.670

Jaclyn Tyler: Know, again, my name is Jacqueline Tyler and one of the owners of nexus creative I'm here on behalf of Vinnie the client this evening.

395

00:39:36.390 --> 00:39:54.390

Jaclyn Tyler: I'm basically Adam nice both offline earlier actually on Friday after the zoning board meeting, just to kind of check in to see where we should go with you all. And I just, I wanted to give you a summary of where we are after our meeting last Thursday. Um, can I screen share actually sure

396

00:39:56.220 --> 00:40:08.550

Jaclyn Tyler: Um, so I know that you all are familiar with the site. Unfortunately, at our meeting on Thursday we really weren't even given a chance to present, we were interrupted continually

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00:40:09.630 --> 00:40:16.980

Jaclyn Tyler: They stated that we were not meeting any of their requirements yet anytime I tried to explain the requirements and how we felt we were meeting. I was interrupted.

398

00:40:18.090 --> 00:40:28.590

Jaclyn Tyler: So I basically what they were concentrating on was that we never even spoke about parking, to be honest. The only thing we focused on was the driveway with

399

00:40:29.490 --> 00:40:37.530

Jaclyn Tyler: The letter that the recommendation letter that was issued and Adam I spoke about this on Friday. And that's one of the reasons that I'm here this evening.

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00:40:38.310 --> 00:40:52.890

Jaclyn Tyler: mentioned the fact. And I know that we spoke about this at our last meeting with you all that if the drop that if the stairs or the stairs here if they were relocated that it gave the potential to provide an approximately 17 foot

401

00:40:54.450 --> 00:41:05.820

Jaclyn Tyler: Wide access lane. That's what they focused on was the 17 feet, and I was trying to accomplish that 17 feet in order for them to be able to grant the variants, because they felt that that was

402

00:41:07.050 --> 00:41:12.210

Jaclyn Tyler: Right they base it on the percentage. So they were saying that the 12 foot wide was a 60%

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00:41:13.950 --> 00:41:22.830

Jaclyn Tyler: And they were wanted us to look at getting a closer to the 17 feet are concerned, from the planning perspective is from the property line.

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00:41:23.520 --> 00:41:31.260

Jaclyn Tyler: Here to the front built to the front edge of the building. That's the most narrow part part and it's the narrow part. Today it's 11.26

405

00:41:31.680 --> 00:41:41.760

Jaclyn Tyler: Right now we're proposing to increase it to 11.82 and actually as you get back closer to the stair. It's, I believe it's right around the fifth it's 15 here so it's

406

00:41:42.990 --> 00:41:49.980

Jaclyn Tyler: You know, I'm sorry 15 the property line it. But my point is, it does. It does. Enlarge as you get to the back here. Notice there.

407

00:41:51.510 --> 00:42:03.030

Jaclyn Tyler: Are concerned with trying to meet that 17 feet is that that requires a blacktop to drive from the point of the property line to the building line and we don't

408

00:42:03.390 --> 00:42:11.220

Jaclyn Tyler: Are we don't feel that's great planning, we don't feel that you all would think that that was great planning to provide a complete asphalt property.

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00:42:11.790 --> 00:42:19.290

Jaclyn Tyler: along that edge we think there needs to be landscaping we've shown you know landscape buffer here currently as it is.

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00:42:20.250 --> 00:42:28.410

Jaclyn Tyler: Keeping this curve semi where it is. There's a little bit of adjustment and we have the landscape bed buffer along this side as well.

411

00:42:29.370 --> 00:42:40.800

Jaclyn Tyler: As you know, the team is looking at relocating the stairs itself, either to this side or to look to see if we can locate them somewhere interior

412

00:42:41.280 --> 00:42:52.200

Jaclyn Tyler: Are concerned with getting them on the interior was trying to keep the residential us and the office you separate from each other so that you weren't having a resident enter into the building.

413

00:42:52.530 --> 00:43:01.500

Jaclyn Tyler: That's a commercial use, and then having to go upstairs. So we're still looking at that, but really the point this evening was just to come back to you. I'll give you a summary.

414

00:43:01.860 --> 00:43:12.780

Jaclyn Tyler: Find out if there's a way to provide a different recommendation in regards to the 17 feet because that seems to be what they focused on and they wouldn't move past anything besides the 17 feet.

415

00:43:14.730 --> 00:43:25.860

Jaclyn Tyler: The other thing I mean we're, we're really looking to see, we've tried to do everything we can. I know when we spoke last and we were here, we increase this throat with to meet the requirements for the town.

416

00:43:26.370 --> 00:43:37.080

Jaclyn Tyler: We provided the buffer landscape buffer. Buffer between the site between the sidewalk and the parking really designating these front three spots to the

417

00:43:37.650 --> 00:43:45.000

Jaclyn Tyler: commercial use of the customer, meaning that the backspace is will be utilized by the residents and by the employees.

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00:43:45.570 --> 00:43:56.520

Jaclyn Tyler: So that we really don't see traffic entering and utilizing this wet constantly, it would it would be the employers would come, they park in the back and then when they leave at the end of the day.

419

00:43:57.390 --> 00:44:03.060

Jaclyn Tyler: We understand that all of these approvals go with the site itself and not with the owner

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00:44:03.540 --> 00:44:07.440

Jaclyn Tyler: But we're just showing you, from our point of view, where, where this is

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00:44:07.770 --> 00:44:19.590

Jaclyn Tyler: Especially with the reduction in traffic that we're seeing right now towards coven I hope hope hope that this is not a permanent thing and we can get out of this. And there'll be lots of traffic in our monk and all of our neighbors.

422

00:44:20.700 --> 00:44:29.220

Jaclyn Tyler: So really, we're here tonight we we really want to see this project, go through, we think it's a good project for our month we think it's a great use for the site.

423

00:44:30.390 --> 00:44:34.680

Jaclyn Tyler: Unfortunately, the owner doesn't know right now what they're going to do.

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00:44:35.400 --> 00:44:44.250

Jaclyn Tyler: Just because they've been there going back and forth and and it was very, very clear last week that we would not be receiving the variants, at least from two of the five

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00:44:44.760 --> 00:45:00.210

Jaclyn Tyler: And one of the five was not present. So we were instructed to try to come back next month with a potentially revised recommendation from you all, and in hopes that the person who was not present would be present at next month's meeting.

426

00:45:01.320 --> 00:45:04.440

Jaclyn Tyler: I think that's a fair characterization. Adam, I think I get everything that

427

00:45:05.550 --> 00:45:06.600

Adam Kaufman: Yeah, there was anything else.

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00:45:09.060 --> 00:45:10.110

Adam Kaufman: I would, I would agree.

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00:45:15.000 --> 00:45:27.540

Jaclyn Tyler: We do have in addition to that, we do have the fire department has agreed that as proposed, with the stairs that it is it is it meets the satisfactory emergency egress

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00:45:29.490 --> 00:45:33.750

Jaclyn Tyler: I think our biggest thing with trying to figure out how to get this in is

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00:45:34.530 --> 00:45:39.660

Jaclyn Tyler: If we're able to relocate these stairs somewhere. We're still trying to figure out, and this is again something Adam and I spoke about

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00:45:40.350 --> 00:45:50.100

Jaclyn Tyler: Trying to figure out another way to get this Ada ramp to work because we're so constrained on this site and we think it's really, it's when we're doing anything. We have to have that accessibility.

433

00:45:51.300 --> 00:46:01.170

Jaclyn Tyler: So that's the one caveat to this is the fact that we still have this protrusion for the link. This is the actual landing for the ad ramp as you come up, you turn the corner.

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00:46:02.340 --> 00:46:07.470

Jaclyn Tyler: So again we're looking at the possibility of finding. Is there another way to do that.

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00:46:08.700 --> 00:46:14.340

Jaclyn Tyler: But just wanted to give you guys, like I said, a summary of where we are and see if there's any recommendations. You all have

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00:46:17.640 --> 00:46:33.450

Christopher Carthy: Well, thank you. Warren members. I mean, I think it's important to understand that the applicant was before the CPA and the the application. It didn't go over well for them. But the CPA. And the bottom line is I

437

00:46:35.580 --> 00:46:51.810

Christopher Carthy: I'm it's before us tonight because the CVA asked us to give some input to them. And the reality is the way this application was presenting it seems like it might be a long arduous uphill battle to get it approved.

438

00:46:52.500 --> 00:47:02.820

Christopher Carthy: Virgo. They need the applicant probably needs to come back to the planning board and I'm into the drawing board is what I really meant to say needs to come back to the drawing board.

439

00:47:03.300 --> 00:47:17.580

Christopher Carthy: And revise their site plan in order to move forward this application, the way it sits now is going to have a very hard time moving forward. And I think it's important that the applicant consider

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00:47:20.280 --> 00:47:37.410

Christopher Carthy: Revising this application. So, or possibly even avoid the Zoning Board of appeals and if they can work it out with the planning board that might be the best way to proceed. At this point, however they see fit to do that. That's my two cents on this application.

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00:47:41.220 --> 00:47:49.590

Jaclyn Tyler: Is there a way for us to avoid the planning board, though, if we're required to go for that driveway with if the existing conditions are less than the 20 feet.

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00:47:52.020 --> 00:48:01.680

Adam Kaufman: Well, that was the issue we left off at the Zoning Board meeting with rock you haven't heard back from him, Have you now, right. So, you know,

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00:48:03.420 --> 00:48:19.680

Jaclyn Tyler: Right, I did pose a question, just so you all know I posed a question to rob asking if we leave all the existing curb cuts in place if we are required to go for a variance for the width and he said he would have to get back to us.

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00:48:22.050 --> 00:48:23.010

Adam Kaufman: Right, but there's

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00:48:24.300 --> 00:48:25.080

Adam Kaufman: I think it's

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00:48:26.160 --> 00:48:27.990

Adam Kaufman: Going to come down to

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00:48:29.460 --> 00:48:31.140

Adam Kaufman: Or will be helpful, let's say,

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00:48:32.550 --> 00:48:40.710

Adam Kaufman: Let's take the position that the building department says the applicant will need to obtain that driveway with bearings

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00:48:42.060 --> 00:48:48.480

Adam Kaufman: If the board has some record specific recommendations to the zoning board. I think that will be helpful.

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00:48:48.840 --> 00:48:57.000

Adam Kaufman: So for instance, if a board on the boards wish list of like you were talking about Christopher is that that driver is expanded to the maximum extent practicable.

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00:48:57.270 --> 00:49:14.940

Adam Kaufman: Know whether they are some landscape buffer there or not or know how that looks. Is the stairs move somewhere else and that's maximized as best you can. That may go a long way to addressing the zoning boards comments. No, I don't, I don't know, but maybe. Oh.

452

00:49:15.870 --> 00:49:23.220

Jaclyn Tyler: Yeah, I felt they were very fixated on the 17 feet. The fact that we had to accomplish that 17 feet and

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00:49:24.600 --> 00:49:31.500

Jaclyn Tyler: I know. So then we're in that catch 22 because then you're supposed to provide the landscape buffer. So then we wouldn't be meeting landscape buffer.

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00:49:32.820 --> 00:49:41.970

Jaclyn Tyler: From your point of view. And I just, again, just from a planning notion. I don't think that's the intent of the code is to provide a

455

00:49:42.510 --> 00:49:51.300

Jaclyn Tyler: landscaped. I mean, I'm sorry. A asphalt strip from property line to building edge simply to meet

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00:49:52.170 --> 00:49:59.610

Jaclyn Tyler: A certain percentage of zoning variance. I think the better planning notion is to make sure there's landscaping, you know, even if we

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00:50:00.000 --> 00:50:06.660

Jaclyn Tyler: Accomplish the 17 foot seven which is the maximum with that we can achieve that means you have

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00:50:07.110 --> 00:50:18.330

Jaclyn Tyler: A car trying to squeeze out of mind spoke about this a little bit, trying to squeeze by another one. You don't have the required

18 feet that you need for two cars to pass by and actually create some more dangerous situation, in my opinion.

459

00:50:19.830 --> 00:50:36.210

Jaclyn Tyler: So the question I think really were before you trying to find out if we can get that 17 feet rewarded and the recommendation to the to the Zoning Board. And if there's a minimum that you all would find acceptable from on your end,

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00:50:40.320 --> 00:50:46.380

Christopher Carthy: Jacqueline, is there a way for you to revise this plan. Such a way that you

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00:50:49.590 --> 00:50:50.700

Christopher Carthy: You can

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00:50:51.930 --> 00:51:02.040

Christopher Carthy: Improve the human form. It was this is where we go back to the whole concept of going back to the drawing board. If we took the

463

00:51:03.630 --> 00:51:07.890

Christopher Carthy: Rear your structure out and we revise the site plan.

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00:51:09.420 --> 00:51:12.240

Christopher Carthy: How would that enable us to move forward.

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00:51:13.260 --> 00:51:15.660

Jaclyn Tyler: He suggested demo the existing front building

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00:51:17.550 --> 00:51:18.300

Christopher Carthy: Possibly

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00:51:19.980 --> 00:51:21.570

Larry Ruisi: Thought you were talking about the rebuilding

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00:51:21.750 --> 00:51:29.160

Christopher Carthy: Well, you can demo the rebuilding but they may need to, they may want it then demo the front building in order to make it in order to accomplish there.

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00:51:30.480 --> 00:51:35.490

Christopher Carthy: They would then have more room on a lot to accomplish whatever they want to accomplish on the lot.

470

00:51:36.120 --> 00:51:40.680

Jaclyn Tyler: Right. But we still don't meet that with driveway. So we would still need the whip various from them.

471

00:51:46.830 --> 00:51:52.650

Jaclyn Tyler: The drive with to the back. We don't have. We don't have 20 feet between the building the front building and the property line.

472

00:51:54.240 --> 00:52:10.800

Jaclyn Tyler: So yeah, I mean, to your point, Chrissy. Absolutely. We're definitely we are back to the drawing board, working on relocating the stairs. The ramp of that. I mean, I don't think that the that the owner would be willing to demolish the front building

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00:52:12.420 --> 00:52:17.430

Jaclyn Tyler: And right now, to be honest. There we are building his, his only source of income right now.

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00:52:18.480 --> 00:52:23.100

Jaclyn Tyler: So if he demos that building. And he's sitting in front of different boards.

475

00:52:23.130 --> 00:52:33.090

Jaclyn Tyler: For the next six months or so he's now lost his income on that property as well. And then it really will become more of a financial hardship than anything else.

476

00:52:34.500 --> 00:52:43.590

Christopher Carthy: I'm not really disagreeing with that, but I'm not convinced. You have a choice. What other ways for you to move forward, realistically, if you

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00:52:43.710 --> 00:52:44.310

Jaclyn Tyler: Either way,

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00:52:44.460 --> 00:52:54.030

Christopher Carthy: To get so much resistance, the other way. If you're getting so much resistance and you can prevail. Oh, you know, I don't want to stick our heads in the sand here either. Yep.

479

00:52:54.330 --> 00:53:06.570

Jaclyn Tyler: Yeah, no, I think his decision if we are able, is that he will just leave the building as is, um, he did ask me today and I didn't have this answer, it might be something we have to discuss offline or not. If

480

00:53:08.040 --> 00:53:16.200

Jaclyn Tyler: We if we're not. Are we technically changing the US from a very from a veterinarian to a financial

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00:53:18.090 --> 00:53:25.980

Adam Kaufman: Yeah, that's technically a change of us, but there's a provision in the code that talks about getting a site plan waiver.

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00:53:27.000 --> 00:53:32.220

Adam Kaufman: For uses that require less parking and I would imagine that would be the case.

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00:53:33.420 --> 00:53:35.400

Adam Kaufman: Is there and approve site plan for the event.

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00:53:36.990 --> 00:53:37.230

Adam Kaufman: From

485

00:53:38.040 --> 00:53:41.160

Jaclyn Tyler: One is from I believe it's that one back from

486

00:53:42.900 --> 00:53:45.720

Jaclyn Tyler: 1988 right has that site plan with the

487

00:53:46.050 --> 00:53:54.180

Adam Kaufman: Yeah, I just didn't recall that actually received planning board approval if it does if it did. That's, that's, that's a good thing.

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00:53:55.140 --> 00:53:56.580

Jaclyn Tyler: I just think, yeah.

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00:53:57.450 --> 00:54:05.910

Larry Ruisi: Adam, do we know if the Zoning Board has giving variances and other locations with driveways less

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00:54:07.590 --> 00:54:08.520

I don't, I don't know.

491

00:54:09.600 --> 00:54:09.960

I don't know.

492

00:54:11.340 --> 00:54:12.930

Adam Kaufman: Do you know job you can you

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00:54:15.870 --> 00:54:17.970

Joe Cermele: Know, none of them. I don't think that

494

00:54:20.100 --> 00:54:21.090

Larry Ruisi: I don't think they have to

495

00:54:21.660 --> 00:54:24.150

Roland Baroni: Adam, how was 20 Bedford road handled.

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00:54:25.230 --> 00:54:27.840

Roland Baroni: Back when that was redeveloped into an office.

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00:54:28.860 --> 00:54:29.160

Roland Baroni: Can

498

00:54:29.460 --> 00:54:43.110

Adam Kaufman: Handle with grass greens, so that driveway. I believe has a few extra fee on either a couple extra fee on either side. So you cars can pass I recollection

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00:54:43.830 --> 00:54:44.040

Well,

500

00:54:45.090 --> 00:54:46.920

Larry Ruisi: You know, I think the last time.

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00:54:46.920 --> 00:54:47.610

Larry Ruisi: We really

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00:54:47.850 --> 00:54:48.510

Larry Ruisi: Oh, yes.

503

00:54:49.080 --> 00:54:49.980

Larry Ruisi: Go ahead. Jeff, I'm sorry.

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00:54:52.500 --> 00:54:53.820

Christopher Carthy: I think it was Michael. Go ahead.

505

00:54:54.270 --> 00:55:00.240

Joe Cermele: You see the code has provisions for land banking parking spaces. Is there an ability to

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00:55:02.400 --> 00:55:11.250

Joe Cermele: Almost land bank a wider access file and and leave it as plain as proposed, and if it was deemed necessary in the future they construct a wider driver.

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00:55:13.980 --> 00:55:14.400

Adam Kaufman: No.

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00:55:14.760 --> 00:55:15.390

Adam Kaufman: There's nothing

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00:55:15.450 --> 00:55:23.100

Adam Kaufman: In the code that specifically says that would, what do you, how would that. What would, what would you think that would look like.

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00:55:25.860 --> 00:55:27.600

Joe Cermele: Sorry, everybody. I froze for a second.

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00:55:29.460 --> 00:55:30.210

Joe Cermele: Can you hear me okay

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00:55:30.270 --> 00:55:42.480

Adam Kaufman: Yes. Yeah, I was just, I was just asking, you know, how would that with land banking we show where the spaces could be you're saying, do the same thing with the driveway having could do it.

513

00:55:43.920 --> 00:56:00.150

Joe Cermele: Yeah, I don't know if that's something that the town's ever considered or done before, but it is it a possibility. The way the code is written that rather than providing additional parking. We provide a an alternate means for access and land bank that

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00:56:01.260 --> 00:56:05.610

Adam Kaufman: Maybe, but why wouldn't we do that is that situation exists, why wouldn't you know what

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00:56:07.620 --> 00:56:14.340

Joe Cermele: To me, paving from the property line. You know, I tend to agree with Jacqueline paving from the property line to the face of the building.

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00:56:15.060 --> 00:56:26.970

Joe Cermele: To me doesn't seem to make right no sense from the user and the users and right, you're gonna have cars literally means me Jason to a building, if there was a way to

517

00:56:27.540 --> 00:56:40.620

Joe Cermele: leave it as is. Maybe monitor for a period and determine whether or not in the future you needed to provide wider access. Deal with it. Then I just, I don't know, just thinking out loud.

518

00:56:42.210 --> 00:56:50.040

Larry Ruisi: So the point the point I was making trying to make before when I asked about. Have we given a variance in this situation.

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00:56:50.610 --> 00:56:58.050

Larry Ruisi: So we've looked at this several times now. And I think the last time we looked at it. I think the general conclusion was that

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00:56:58.740 --> 00:57:11.010

Larry Ruisi: You know, the new the new building as designed. And as we see would be obviously far better than than what exists now and I think on that basis we

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00:57:11.670 --> 00:57:23.760

Larry Ruisi: We moved it forward to the zoning board, you know, if, if, if we're if we're faced with a situation where we have a new building right or refurbish building

522

00:57:24.390 --> 00:57:32.340

Larry Ruisi: With a less than code driveway. But, but a usable driveway or the existing eyesore that's there right now.

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00:57:33.210 --> 00:57:39.450

Larry Ruisi: You know, it seems to me and maybe in the best interest of the town to try to get this to work.

524

00:57:39.960 --> 00:57:50.430

Larry Ruisi: The way it is right now. And I guess you know I'm new to this committee relatively new. So, and I'm not sure of the interaction or the protocol between Planning and Zoning

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00:57:50.940 --> 00:57:59.190

Larry Ruisi: But is it possible for the for the planning board to basically step up and say, Listen, we think this is within the best interest of the town.

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00:57:59.580 --> 00:58:09.900

Larry Ruisi: We think you should seriously consider this variance, because otherwise, you know, we're going to lose and an opportunity to basically enhance the town.

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00:58:10.260 --> 00:58:11.430

Larry Ruisi: Well, I don't know if that's

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00:58:11.490 --> 00:58:15.360

Larry Ruisi: If that's feasible and they would listen to us or anyone on this committee agrees with me.

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00:58:15.570 --> 00:58:20.040

Adam Kaufman: If there's consensus at the planning board with Larry

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00:58:20.850 --> 00:58:32.520

Adam Kaufman: The conversations I've had with the Zoning Board of appeals attorney is that that information would be welcomed by the zoning board. So if that's the way the board feels. I think it would be useful to communicate that

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00:58:42.240 --> 00:58:50.040

Jim Jensen: Didn't we. I know, I know the last time this was before us to have them, we kind of went through a number of iterations kind of kicked around how to

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00:58:51.540 --> 00:58:58.080

Jim Jensen: Maximize access to to the lot of work we do around the, I guess it's the

533

00:58:59.130 --> 00:59:02.730

Jim Jensen: Edge of the side of the building with the improved the access stairs are

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00:59:03.450 --> 00:59:12.690

Jim Jensen: And the driveway and seemed like we were sort of US weren't hamstrung but we kind of optimized. We did the best we we thought the applicants doing the best they could.

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00:59:13.800 --> 00:59:24.930

Jim Jensen: With the site and site access and achieving their goals. So it seemed to be a I think we struck the balance that we thought was workable and did we give a positive recommendation to the drawing board.

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00:59:25.110 --> 00:59:26.550

Adam Kaufman: You didn't give any recommendation.

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00:59:26.610 --> 00:59:27.600

Jim Jensen: We can give any recommendations.

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00:59:28.290 --> 00:59:30.600

Adam Kaufman: We just identified what was deficient.

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00:59:30.840 --> 00:59:32.100

Jim Jensen: Of law. Okay.

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00:59:33.390 --> 00:59:44.490

Jaclyn Tyler: Just a while the letter just went to them. Oh well, I guess, I don't know. So, Adam. This came from you. Right. Is that, is that a separate scenario than a recommendation from the planning board.

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00:59:45.180 --> 00:59:47.130

Adam Kaufman: Well, there was no recommendation, what

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00:59:47.730 --> 00:59:51.630

Jaclyn Tyler: I'm saying the letter that went to them. They kept referring to it as a

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00:59:51.870 --> 00:59:52.950

Recommendation but it

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00:59:55.800 --> 00:59:57.390

Jaclyn Tyler: Got it. Okay, thank you.

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01:00:01.980 --> 01:00:09.030

Jim Jensen: you refresh your memory. And was there a reason why we were we were never we just made the referral been either a positive or

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01:00:09.330 --> 01:00:16.080

Adam Kaufman: Negative typically what you do on site plans now the feedback. I've been getting from

547

01:00:17.250 --> 01:00:20.400

Adam Kaufman: It. There's a history do so in the past.

548

01:00:20.490 --> 01:00:20.790

Year.

549

01:00:21.840 --> 01:00:35.940

Adam Kaufman: Regularly the planning board would provide some context and and thoughts with the referrals to the Zb okay and the planning board was scolded by the Zoning Board for doing that.

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01:00:36.690 --> 01:00:48.600

Adam Kaufman: essentially saying this is our turf, you know, don't you don't really need to comment on it, unless it's a subdivision where we do provide recommendations, but currently right now.

551

01:00:49.620 --> 01:01:02.040

Adam Kaufman: The Z BA attorney is saying that the Zoning Board would appreciate the feedback from the planning board and that it would be helpful to the Zoning Board for them in making a determination.

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01:01:04.290 --> 01:01:06.000

Adam Kaufman: So I think that alone has has

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01:01:06.210 --> 01:01:07.260

Jim Jensen: Has been one

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01:01:11.100 --> 01:01:20.280

Christopher Carthy: Of the journey legal reason why the planning board can't make a record make a recommendation is it okay for the planning board to recommend to the Zoning Board.

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01:01:20.940 --> 01:01:27.810

Roland Baroni: On, sir. Yes it is, in fact, it's required in connection with subdivisions that that just

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01:01:29.550 --> 01:01:32.670

Roland Baroni: And Adams. Exactly right. When I used to do the Zoning Board.

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01:01:34.380 --> 01:01:41.880

Roland Baroni: Very definitely the Zoning Board reacted negatively to a an optional planning board recommendation.

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01:01:44.100 --> 01:01:52.620

Roland Baroni: Currently now with the current makeup of that board. It's welcome because Jerry Riley said the same thing to me this morning as apparently he related to Adam.

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01:01:54.090 --> 01:02:02.730

Roland Baroni: I don't think it's the width of the driveway. That's the issue is, my understanding is it's the outdoor staircase that they right

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01:02:03.360 --> 01:02:07.410

Christopher Carthy: Yes staircase is not we're not we're not seeking a variance for the

561

01:02:07.980 --> 01:02:13.380

Jaclyn Tyler: Know, I know, but that's what they were focused on and they also told us the architecture was ugly and a number of others.

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01:02:14.430 --> 01:02:26.790

Jaclyn Tyler: That I'm you know we're trying. We're trying to be very pleased with the process and where we I mean we are trying, like I said, we did what we could at the front and try to increase that with and provide all trying to make that front lot

563

01:02:27.000 --> 01:02:38.280

Jaclyn Tyler: Portion of the lot really accommodating for the internet traffic. And that's why we are we are looking about relocating the stairs as best as we can. Just because we know that when we go back there.

564

01:02:40.290 --> 01:02:41.700

Jaclyn Tyler: That's all they focused on to be

565

01:02:41.700 --> 01:02:42.060

Honest.

566

01:02:44.370 --> 01:02:51.780

Jaclyn Tyler: And and as much as we reminded them that we were there for variances and not for architectural review board or planning notions.

567

01:02:52.650 --> 01:03:08.190

Jaclyn Tyler: That between that and them continuously talking about the fact that we, the 17 feet number kept coming up over and over between those two items and two of the members, saying, We will not vote in favor of this

568

01:03:10.170 --> 01:03:10.950

Christopher Carthy: Is impossible.

569

01:03:12.090 --> 01:03:23.610

Christopher Carthy: Your objection to the staircase was that it was preventing you from expanding the driveway wasn't literally the staircase, but rather, you're incapacitated to expand and why. Why was the staircase occupy space there.

570

01:03:24.630 --> 01:03:27.720

Jaclyn Tyler: I wish I could say that was the answer. But the comments that were made her

571

01:03:28.920 --> 01:03:42.540

Jaclyn Tyler: Or not directed at that because we even we even said in that meeting, we will look at relocating and the staircase and that's when they said, Well, you need to go back to the planning board and find out from them what you can, what they can recommend

572

01:03:46.740 --> 01:03:47.880

Christopher Carthy: Yes, of course, my home.

573

01:03:51.120 --> 01:04:03.630

Michael Pollack: So isn't this a case of non conforming use and just continuing a non conforming us as long as we don't exacerbate the non components.

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01:04:12.210 --> 01:04:14.640

Adam Kaufman: Of the issue right on.

575

01:04:14.880 --> 01:04:31.200

Adam Kaufman: Okay, you're reviewing this site plan. Are you obligated is the applicant obligated to maximize get as close as possible to meeting that requirement or not. And I think that was the issue. Other we left off with the building department, but

576

01:04:31.890 --> 01:04:49.740

Michael Pollack: Right. So if. So if we're as long as we're not exacerbating the non conforming use and creating a more noxious us. So I

think we would agree that the office use for financial services is probably less not just

577

01:04:51.030 --> 01:05:19.320

Michael Pollack: Than a veterinarian use. And then if the applicant isn't increasing the footprint and I baby footprint isn't the right word, but the Florida area ratio that they are consuming okay on the site, then, are they really just continuing a non conforming use

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01:05:20.850 --> 01:05:34.140

Michael Pollack: In a less less noxious manner in a way that isn't any more adverse than the prior use on thereby creating the need for various

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01:05:35.040 --> 01:05:41.760

Adam Kaufman: Yes, but that that scenario isn't exactly what's happening since the outcomes proposing. That small addition.

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01:05:42.450 --> 01:05:49.620

Michael Pollack: Collect so that's but that's where will that but that's what's motivating that they go for the so

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01:05:49.770 --> 01:05:54.540

Michael Pollack: They're willing to forego the addition, then they can move forward.

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01:05:55.950 --> 01:05:57.360

Adam Kaufman: That's me. Okay. Yeah.

583

01:05:58.050 --> 01:06:05.190

Christopher Carthy: When do they have a site for existing site plan of food. So now, anytime cycling approval for those law.

584

01:06:08.340 --> 01:06:13.590

Adam Kaufman: Some something in the back of my mind says we've we have that

585

01:06:16.290 --> 01:06:17.880

Adam Kaufman: Plan on file.

586

01:06:19.080 --> 01:06:35.160

Adam Kaufman: But I don't believe it has the signature of the Planning Board Chairman audit in the town engineer. So I think it's, it's something that exists. It's in the towns records, but I don't know if

that is an official site plan approved by the planning board. I just don't recall

587

01:06:35.250 --> 01:06:47.490

Christopher Carthy: They don't have a site plan, then they're very limited in what they can do in terms of the, you know, altering the building and doing anything to the building without with unless you get a safe one.

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01:06:47.550 --> 01:06:49.440

Adam Kaufman: Correct. Right, that that's why we're in this process.

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01:06:49.470 --> 01:06:53.850

Christopher Carthy: Right, that's why we're in this process. So, Michael, what I'm getting at. Mike is

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01:06:55.500 --> 01:07:01.560

Christopher Carthy: Anything that they want to do to this building outside of just leaving it alone wouldn't require a site plan.

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01:07:02.610 --> 01:07:04.560

Adam Kaufman: Right, but it might not require variances.

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01:07:05.070 --> 01:07:06.030

Christopher Carthy: Right, okay.

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01:07:06.810 --> 01:07:21.720

Jim Jensen: So if I made this gym, just a Michaels line of thinking, Are you suggesting Michael was that second floor modification or refitting on the second floor. You're suggesting that if that was not part of the project.

594

01:07:23.400 --> 01:07:23.640

Jim Jensen: Then

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01:07:25.020 --> 01:07:27.000

Jaclyn Tyler: The addition of the front, I believe, right.

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01:07:31.980 --> 01:07:32.490

Michael Pollack: Add

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01:07:34.170 --> 01:07:38.280

Michael Pollack: I can't quite tell how many square feet of that.

598

01:07:40.530 --> 01:07:45.000

Jaclyn Tyler: Yeah, I think it's 53 square feet on the vestibule on the first floor.

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01:07:46.800 --> 01:08:03.000

Larry Ruisi: Yeah, but that doesn't, that's true, but it doesn't change doesn't change the footprint of the building at the base. So whether you have that upstairs or you don't have that upstairs. The issue with the driveway doesn't change.

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01:08:03.450 --> 01:08:03.960

No.

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01:08:06.210 --> 01:08:06.660

Michael Pollack: I know I

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01:08:06.720 --> 01:08:25.110

Larry Ruisi: Know, I, I, I understand your legal argument. Michael I really, I really do. I just, I'm maybe I'm just coming at this at it in a different perspective that the town would be so much better off with this building, we live with.

603

01:08:25.770 --> 01:08:34.920

Larry Ruisi: The driveway per as long as it's been there or not talking, you know, we're not really talking about a high traffic type of situation.

604

01:08:35.790 --> 01:08:59.310

Larry Ruisi: Just, it just seems to me just seems to me we need to balance if possible. We need to balance, you know, the commercial business us and, you know, encouraging business in this town with obviously the rules and regulations and you know for I'm just not sure we're doing that in a situation

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01:09:00.000 --> 01:09:04.110

Christopher Carthy: Where we had we, how do we get them a site plan to work with them. I

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01:09:05.580 --> 01:09:06.930

Christopher Carthy: Mean I see what you're saying.

607

01:09:07.170 --> 01:09:14.070

Larry Ruisi: Well, I gotta go back to what I said earlier took I would if we have the ability, right.

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01:09:14.640 --> 01:09:24.240

Larry Ruisi: To basically make a recommendation to the Zoning Board and we're being told that that would carry some weight if this committee agrees.

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01:09:24.630 --> 01:09:36.030

Larry Ruisi: That the site plan, as we've seen it. And as we beat it to death. Several times is is is rational and reasonable given the current situation.

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01:09:36.960 --> 01:09:50.820

Larry Ruisi: Then why not do that because where I see this going, you know, I see this going, unless unless the applicant come up can come up with some other way to widen that driveway where I see this going is nowhere.

611

01:09:53.130 --> 01:09:55.200

Michael Pollack: Lizzie da already react.

612

01:09:55.230 --> 01:09:56.340

Michael Pollack: Negatively to this.

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01:09:56.340 --> 01:10:07.620

Larry Ruisi: Proposal. Yes, but they, I think what we're hearing from Roland and Adam, that they would take the planning boards recommendation that would, that might make a difference.

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01:10:08.100 --> 01:10:10.290

Roland Baroni: Provided the staircase was moved

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01:10:11.040 --> 01:10:12.540

Larry Ruisi: Oh, that's the, oh I

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01:10:12.780 --> 01:10:22.380

Roland Baroni: Didn't hear that caveat, what I what I heard this morning was that to members at least two members have indicated they will not vote for that outdoor staircase.

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01:10:25.980 --> 01:10:29.880

Larry Ruisi: Well, if you have, if you have to change it to an indoor staircase, then you're you're

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01:10:31.140 --> 01:10:33.660

Larry Ruisi: If that's the only way it gets done, then you're back at square one.

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01:10:33.720 --> 01:10:34.710

Christopher Carthy: Yes, now

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01:10:34.890 --> 01:10:37.770

Larry Ruisi: I think you're going to wind up with the existing building. Yeah.

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01:10:39.150 --> 01:10:41.670

Larry Ruisi: And I think that's what's going to happen and that's not in the best

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01:10:41.700 --> 01:10:42.630

Interest of the town.

623

01:10:44.970 --> 01:10:45.240

Yeah.

624

01:10:46.500 --> 01:10:46.740

Roland Baroni: Yeah.

625

01:10:48.060 --> 01:10:56.460

Jaclyn Tyler: Well, and so that's why I think, as I mentioned earlier, we're definitely we are looking at the stairs. We're trying to figure that out. But if we could

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01:10:56.910 --> 01:11:05.820

Jaclyn Tyler: Minimally get the wreck to Larry's point if we can minimally get the recommendation that the planning board accepts the width of the driveway.

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01:11:07.050 --> 01:11:22.410

Jaclyn Tyler: Because whether that stare exists or not, there would be landscaping there'd be something we don't think it's good planning practice to have the cars driving against the building so there would be some type of buffer strip there, whether it was the stair or the or planting, etc.

628

01:11:23.610 --> 01:11:32.100

Jim Jensen: But I'm sorry. Isn't that was the second floor was as it stands now, that's an apartment. There is another

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01:11:32.700 --> 01:11:35.850

Jaclyn Tyler: And it will remain an apartment for this game as well.

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01:11:36.600 --> 01:11:48.450

Jim Jensen: Well, that's the bit of the one, the one line of thinking was that if this if this is the second floor was not if the intensity was less than what we have. It was slightly

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01:11:49.110 --> 01:11:56.640

Jim Jensen: curtailed a little bit if the rear property state building stayed if the goal of the ground floor of the first floor rentals.

632

01:11:57.390 --> 01:12:12.090

Jim Jensen: Office. You stayed. But the second floor with the associated stare was not there without that renovation was not done. Does that it sounds like that modification would meet the needs of what the Zoning Board of feedback they were giving

633

01:12:13.590 --> 01:12:17.040

Larry Ruisi: When you still need an internal staircase gym to get up to the second floor.

634

01:12:22.440 --> 01:12:22.860

Vinny Renda: Yeah.

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01:12:22.950 --> 01:12:24.390

Vinny Renda: Now they're doing internal staircase.

636

01:12:24.990 --> 01:12:39.780

Jaclyn Tyler: Yeah, there's an internal staircase. Now that doesn't meet code requirements at i mean it's well it's falling apart. At this point, but we, you know, we'd have we'd have to do the code compliance stairwell, which would take up a lot more space than what the current one does. Um,

637

01:12:40.890 --> 01:12:48.330

Jim Jensen: So yeah, but is it, but I understand the put the space or the headroom on the second floor. Now it's more just have a storage space.

638

01:12:48.780 --> 01:12:50.820

Jaclyn Tyler: Know there's an existing apartment up there.

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01:12:52.170 --> 01:12:53.610

Jaclyn Tyler: Well, there wasn't existing apartment.

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01:12:54.000 --> 01:12:55.350

Jim Jensen: Not occupied now right

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01:12:56.160 --> 01:12:57.570

Jaclyn Tyler: Now it's not occupied. Correct.

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01:13:00.060 --> 01:13:05.850

Jim Jensen: That's right, was just probing a little further on that other a lot of thinking around intensity. Yeah.

643

01:13:05.880 --> 01:13:06.870

Jim Jensen: Actually for drugs here.

644

01:13:06.930 --> 01:13:16.110

Jaclyn Tyler: Was based on what that meant earlier. Not sure if the record show that, but the approved us there is an approved use for an apartment upstairs currently

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01:13:27.540 --> 01:13:29.130

Christopher Carthy: Putting before so we can make this

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01:13:30.450 --> 01:13:46.950

Christopher Carthy: Recommendation but the bottom line is, is the VA is not moving forward with this plan that we have in front of us and you folks need to revise a plan. Maybe make your best plan. I think before the

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01:13:50.190 --> 01:13:54.390

Christopher Carthy: Before we even make a recommendation. The truth of the matter is, how can we even recommend

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01:13:54.750 --> 01:14:10.320

Christopher Carthy: Because this plan you have in front of us is not the plan that's going to fly in front of the CVA we need to see a new plan. I think no matter how we slice and dice. This, unfortunately, we need to see a new plan before we can even say anything to the CVA

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01:14:12.780 --> 01:14:13.560

Jim Jensen: Is it

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01:14:13.950 --> 01:14:15.150

Adam Kaufman: On, sir. Oh, that

651

01:14:15.300 --> 01:14:16.110

Adam Kaufman: To be the case.

652

01:14:16.380 --> 01:14:16.890

Larry Ruisi: That's right.

653

01:14:17.640 --> 01:14:28.380

Adam Kaufman: Right, we start, you certainly can give your thoughts to the CVA but this plan and the app can can can ask the CPA or find out whether the CPA would issue that variance

654

01:14:30.270 --> 01:14:35.040

Jaclyn Tyler: Yeah, I mean I think as long as we have direction of if you are comfortable

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01:14:35.040 --> 01:14:43.200

Jaclyn Tyler: With the width of the drive, even as proposed, if there's a 12 foot or 13 foot and we're able to provide a plan that meets that

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01:14:44.700 --> 01:14:45.300

Jaclyn Tyler: Then it would

657

01:14:46.530 --> 01:15:00.330

Jaclyn Tyler: Then we can satisfy both of them at the same time without losing another month of having to come back with a new plan that you may or may not accept and then we go back to zoning as well. We feel like we're caught between two different places.

658

01:15:01.500 --> 01:15:03.660

Adam Kaufman: Jordan there any site plan.

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01:15:05.940 --> 01:15:13.080

Adam Kaufman: Anything we can do on the site plan to to mitigate the, the width. You know, I don't know if it's signage.

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01:15:14.640 --> 01:15:17.070

Adam Kaufman: WARNING ABOUT TWO way traffic or

661

01:15:18.210 --> 01:15:21.090

Adam Kaufman: You know, I don't know what you potentially can do with that.

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01:15:21.090 --> 01:15:22.950

Joe Cermele: And I mean, I've seen I guess in

663

01:15:25.260 --> 01:15:32.220

Joe Cermele: Special cases maybe like a warning system where you may have an advance light or something.

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01:15:34.410 --> 01:15:39.270

Joe Cermele: You know, some kind of system where there's a vehicle coming from the rear and it's

665

01:15:39.300 --> 01:15:40.020

Joe Cermele: There's an advanced

666

01:15:40.050 --> 01:15:43.080

Joe Cermele: Warning to someone entering the property that someone's coming up that driveway.

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01:15:44.760 --> 01:15:44.910

Adam Kaufman: Is

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01:15:45.180 --> 01:15:46.710

Adam Kaufman: Overkill in this case or

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01:15:46.710 --> 01:15:50.130

Joe Cermele: I was just gonna say need it, but it seems very elaborate and

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01:15:50.970 --> 01:15:52.830

Joe Cermele: You know my opinion. I think it's a little over the top.

671

01:15:52.830 --> 01:15:54.390

Joe Cermele: Form of what we're talking about here.

672

01:15:55.350 --> 01:16:08.430

Roland Baroni: Joe, how did we deal with zero auto Novi when it was first developed as route 22 diner, because you can't get in that back Park. You don't have to weigh access into that.

673

01:16:08.490 --> 01:16:09.780

Larry Ruisi: Market is the same issue.

674

01:16:09.810 --> 01:16:15.840

Joe Cermele: Right, we have similar issue. I think if I remember there's just some signage there that warns you have

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01:16:16.590 --> 01:16:17.670

Steven Sauro: To weigh in traffic.

676

01:16:18.210 --> 01:16:25.800

Joe Cermele: To a traffic with a one way. It's essentially a one way drive where it gets to the rear and it narrows down but that's

677

01:16:27.660 --> 01:16:28.680

Joe Cermele: That was existing

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01:16:28.830 --> 01:16:32.520

Joe Cermele: There were no changes proposed to it and remain that way.

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01:16:33.390 --> 01:16:38.400

Roland Baroni: So to Michael's point if if they were not enlarging

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01:16:40.200 --> 01:16:41.250

Roland Baroni: Square footage

681

01:16:42.270 --> 01:16:45.390

Roland Baroni: It would be a nonconformity, that would be allowed to continue.

682

01:16:47.010 --> 01:16:47.790

Joe Cermele: I would think so.

683

01:16:48.000 --> 01:16:52.560

Joe Cermele: Yeah, yeah. There was no increase of the footprint there as well. No, they did, they, they

684

01:16:53.880 --> 01:16:54.840

Joe Cermele: They went up the back

685

01:16:55.890 --> 01:16:56.220

Roland Baroni: Oh,

686

01:16:56.460 --> 01:17:00.270

Joe Cermele: It didn't encroach in the driveway access but they did expand the building to the rear

687

01:17:01.590 --> 01:17:02.970

Larry Ruisi: Didn't they built a terrace also

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01:17:04.470 --> 01:17:10.890

Joe Cermele: They built some outdoor seating I well there was outdoor seating there. I think before, if I'm not mistaken, they just

689

01:17:12.180 --> 01:17:15.300

Joe Cermele: Improved it but they did do a

690

01:17:16.950 --> 01:17:22.380

Joe Cermele: I think it's a storage area in the back of the building that's now attached to the main building

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01:17:22.740 --> 01:17:31.770

Jaclyn Tyler: I say, and I think that goes back to Larry's point that although we're adding that vestibule at the front. It's not affecting that that driveway with

692

01:17:35.850 --> 01:17:36.150

Roland Baroni: Right.

693

01:17:41.640 --> 01:17:42.150

Vinny Renda: Exactly and

694

01:17:43.380 --> 01:17:49.770

Vinny Renda: He said about about the stairway on the side because it's not really affecting the driveway with their either, but

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01:17:50.370 --> 01:17:56.340

Jaclyn Tyler: Well, because we technically could if they wanted to blacktop from sidewalk to building, then we could

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01:17:56.460 --> 01:18:08.430

Jaclyn Tyler: So, so I was explaining that I know that we have looked at the alternative of flipping it to the other side and that we're looking

at some of those options now to try to relocate that potentially but that we were still concerned about the

697

01:18:09.450 --> 01:18:14.100

Jaclyn Tyler: Getting the ADA ramp to work efficiently without that turnaround landing

698

01:18:17.160 --> 01:18:28.620

Jaclyn Tyler: So I don't know, kinda. I don't know if flipping the stairs to the other side. And I guess this kind of goes back to my point of whether or not we need a new plan for you all to make that recommendation or not.

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01:18:29.160 --> 01:18:30.720

Jaclyn Tyler: I would argue that we

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01:18:31.890 --> 01:18:36.150

Jaclyn Tyler: That we don't necessarily need a new plan to make the recommendation of what the minimum

701

01:18:38.220 --> 01:18:44.520

Jaclyn Tyler: What would be on your end, because we could work around that and that might mean flipping the stairs to the other side.

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01:18:44.970 --> 01:19:05.250

Jaclyn Tyler: Still utilizing the back corner that edge for the you portion of the accessible RAM and perhaps the Zoning Board would comply and be you know that that would be okay that we're using it for the accessibility rather than the stairwell up to the second floor. If we can relocate that

703

01:19:06.480 --> 01:19:07.350

Michael Pollack: We might know it.

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01:19:08.370 --> 01:19:13.170

Michael Pollack: Before but didn't have other dominoes, you know, as a result.

705

01:19:13.500 --> 01:19:31.920

Jaclyn Tyler: Yeah, we're we're worried about, essentially, that means that the only way we've worked it out so far, but it might just have to be how it is, is that if somebody is wants to get onto those stairs, they will have to travel the path of the accessible ramp in order to get to the stairs.

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01:19:33.780 --> 01:19:40.380

Jaclyn Tyler: And again, not ideal design, but if that's what we have to do to meet the CBS requirement.

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01:19:42.240 --> 01:19:52.950

Jaclyn Tyler: Again, we've been very willing to work in every way that we can so far and will continue to do that. I don't think requesting us to knock down the building.

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01:19:54.480 --> 01:19:55.770

Jaclyn Tyler: I don't think that's

709

01:19:56.820 --> 01:20:04.080

Jaclyn Tyler: Like I said, if that's our only means of income right now between the two buildings. I don't think us demoing the building to start fresh.

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01:20:05.340 --> 01:20:08.250

Jaclyn Tyler: And especially in today's economy, whether that's the right road.

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01:20:19.050 --> 01:20:31.920

Christopher Carthy: It strikes me still sending this plan just, you know, if we if we were last thought was, we can say to you. Listen, take this week to the CPA and we say

712

01:20:32.340 --> 01:20:39.990

Christopher Carthy: We think this is the best plan going to get the reality is not going to fly from the NCAA. That's what we're hearing tonight from everyone.

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01:20:40.590 --> 01:20:49.590

Christopher Carthy: Then we have to revise the plan and it strikes me that you can't just revise the plan and then go straight. Yeah, I mean,

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01:20:50.220 --> 01:21:01.740

Christopher Carthy: I just don't see that as good precedent, either. I think what has to come back the planning board for review before we can give it a positive recommendation Zb anyway. We can't recommend it in the blind.

715

01:21:02.340 --> 01:21:08.730

Jaclyn Tyler: So would you be able to tonight. Give me a dimension recommendation on a dimension so that we can work towards that goal.

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01:21:09.900 --> 01:21:16.650

Christopher Carthy: Well, I mean, quite frankly even that's that's more CDA question then, then a planning board question.

717

01:21:17.880 --> 01:21:26.430

Christopher Carthy: Yeah, and I and Jacqueline, I agree with you that you do want to see that landscaping along the property line and you don't want to go asphalt asphalt. I agree with you on that.

718

01:21:28.530 --> 01:21:32.190

Roland Baroni: Isn't there another planning board meeting before the next EPA meeting.

719

01:21:34.170 --> 01:21:34.770

Roland Baroni: There must be

720

01:21:36.570 --> 01:21:37.200

Christopher Carthy: Nice.

721

01:21:37.230 --> 01:21:38.400

Valerie B Desimone: Yes. And I've done

722

01:21:38.490 --> 01:21:40.260

Valerie B Desimone: Three. Yes, it's on the 23rd.

723

01:21:41.550 --> 01:21:45.900

Roland Baroni: So Jacqueline you you would have time to come back to the

724

01:21:46.950 --> 01:21:54.690

Roland Baroni: Planning Board and now you're not losing any time because the Z BA doesn't meet until the first Thursday in December in December.

725

01:21:55.170 --> 01:21:58.860

Jaclyn Tyler: Can be show it that night without having met the submission

726

01:22:00.030 --> 01:22:01.110

Roland Baroni: That's up to the chair.

727

01:22:01.620 --> 01:22:08.310

Christopher Carthy: Yeah, you know what I'm actually okay with that. And I can appreciate that predicament. You're in. I mean, obviously trying to get

728

01:22:08.790 --> 01:22:20.040

Christopher Carthy: Trying to get that done. Literally by the submission deadline and seem impossible. Whereas if you could get it to us a day or two before I personally okay with that.

729

01:22:21.270 --> 01:22:24.510

Christopher Carthy: That would be working with you in terms of trying to move this forward a little

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01:22:24.510 --> 01:22:24.840

Jaclyn Tyler: Bit.

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01:22:25.140 --> 01:22:32.520

Christopher Carthy: And trying to collaborate, a little bit with the CVA and and and see if we can make some progress. Oh.

732

01:22:33.480 --> 01:22:34.920

Jim Jensen: I'm sorry, I mean I interject.

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01:22:35.220 --> 01:22:38.070

Jim Jensen: Christopher just Larry's comment about

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01:22:39.210 --> 01:22:56.520

Jim Jensen: The, the optional alternative to make a positive referral that saying that sounded like we're saying is, this is the the applicant. We think this is the incentive essentially is the positive referral support with the plan, as is, is that a viable option for us tonight.

735

01:22:57.150 --> 01:23:10.230

Christopher Carthy: Jim. The problem with that is, I think the reality is, we've heard clearly that positive recommendation is not going to fly for the CPA. We could make that recommendation, but I, quite frankly, I don't think we're doing the

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01:23:10.800 --> 01:23:17.850

Christopher Carthy: Tables that's going to go in front of the CTA and saying, and not do not do anyone any favors.

737

01:23:18.330 --> 01:23:30.060

Jim Jensen: But I think what was confusing me about that was it. And the, the objection from the GPA was for a non. It was the stair, but that wasn't an option that they were going for a variance for

738

01:23:30.510 --> 01:23:31.440

Larry Ruisi: Something else.

739

01:23:32.520 --> 01:23:33.000

Christopher Carthy: Correct.

740

01:23:33.300 --> 01:23:39.360

Jaclyn Tyler: Yeah, yeah. Unfortunately, they just there were two specific members.

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01:23:40.830 --> 01:23:45.480

Jaclyn Tyler: One of them told us to come back and tell you guys, it was, but I'm not going to do that but

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01:23:46.680 --> 01:23:54.660

Jaclyn Tyler: The point is to and I think you're right. So there are two members who absolutely will not vote for this. If the stairs are located where they are.

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01:23:55.260 --> 01:24:09.120

Jaclyn Tyler: And that leaves it up to the three remaining so we're rolling the dice, right, whether or not those three will accept it based on your recommendation with the stairs in the position that they're in.

744

01:24:10.050 --> 01:24:21.360

Vinny Renda: And we and we Jacqueline, correct me if I'm wrong. I mean, I think we got the impression that regardless of what we did. We were probably going to not get the vote to those two members, regardless

745

01:24:21.900 --> 01:24:28.170

Vinny Renda: So I think if we stood on our heads and came back with 400 different plans, all of them will get denied.

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01:24:33.180 --> 01:24:34.290

Larry Ruisi: On what basis.

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01:24:34.890 --> 01:24:35.550

Larry Ruisi: The driveway.

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01:24:36.660 --> 01:24:37.110

Jaclyn Tyler: Know,

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01:24:37.170 --> 01:24:40.380

Vinny Renda: But they really didn't give us any base for for why they were just

750

01:24:40.500 --> 01:24:45.960

Vinny Renda: Disagreeing with it from beginning so you know your guess is as good as ours. I guess you can look at the record.

751

01:24:46.080 --> 01:24:55.980

Larry Ruisi: But then maybe rolling can help out there, but they, you know, they just can say, well, we don't you know we don't like it. If you're going for Sony variants, they have to address the variants. So

752

01:24:56.820 --> 01:25:01.410

Jaclyn Tyler: They stated that they stated that the outdoor stare

753

01:25:02.820 --> 01:25:05.280

Jaclyn Tyler: Would be a detriment to the neighborhood.

754

01:25:06.840 --> 01:25:26.460

Jaclyn Tyler: And Adam reminded them numerous times that it wasn't the outdoor stare that they were responsible for reviewing it was the driveway. With that they were responsible for reviewing and they said they didn't care that they were looking at the outdoor stare, and it was not in contact with

755

01:25:28.050 --> 01:25:36.900

Jaclyn Tyler: With any of the neighborhood, as well as any of our monk and that they would not vote for this. If there was the outdoor stare along they did say on the driveway.

756

01:25:37.350 --> 01:25:46.950

Jaclyn Tyler: One of them mentioned they can't remember who one of them did mention about flipping it to the other side. You all have asked about flipping it to the other side. So we are, we're trying to see what we can do.

757

01:25:49.530 --> 01:25:50.310

Jaclyn Tyler: But yeah, we're

758

01:25:52.020 --> 01:25:56.040

Jaclyn Tyler: We don't know those two votes no matter what. To be honest, I can

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01:25:56.070 --> 01:25:57.750

Steven Sauro: Take a stab at this. Yeah.

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01:25:59.940 --> 01:26:03.360

Steven Sauro: Well bunch of things that I've been mulling over this for half an hour.

761

01:26:04.740 --> 01:26:12.960

Steven Sauro: The outdoors stare. It can you simple as it sounds. I, by the way, Jacqueline, I agree with you that if you eliminate the stairs entirely

762

01:26:13.290 --> 01:26:19.230

Steven Sauro: You're only as strong as your weakest link, which is the front right corner of the building is a wet, which is 11 point

763

01:26:19.920 --> 01:26:28.020

Steven Sauro: To the curb 11.82 inches or whatever it says there to the curb. I'm in favor of paving from stone wall if it's allowed

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01:26:28.860 --> 01:26:38.250

Steven Sauro: To the property line to the east to to the curb or whatever, a little buffer, you may have a little planting strip to that front corner.

765

01:26:38.970 --> 01:26:51.960

Steven Sauro: I wouldn't mind seeing the stairs feeding down to that driveway tightened up a little bit because of the narrow of the narrowness of the roadway. You may not, you may want to feed people to the front and not to the side that's just one on one little

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01:26:51.990 --> 01:26:53.910

Jaclyn Tyler: Correct. We were looking at that as well. Correct.

767

01:26:53.940 --> 01:27:03.990

Steven Sauro: Yes. One thought that I had. In addition to that, this is a question, but then you if you can please answer, then I'll come back. Did you exhaust the ADA ramp in the front, or do you do not have enough room.

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01:27:06.030 --> 01:27:10.680

Jaclyn Tyler: We don't. Um, can I can I screen share, just so I can see what you're looking at.

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01:27:11.070 --> 01:27:12.840

Steven Sauro: The same time, sure, sure.

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01:27:13.050 --> 01:27:15.030

Steven Sauro: Okay, I'm looking at your, your

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01:27:15.240 --> 01:27:15.600

Yep.

772

01:27:16.860 --> 01:27:18.960

Jaclyn Tyler: Yes, so you're speaking about these stairs here.

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01:27:18.960 --> 01:27:27.390

Steven Sauro: Correct. Those are the ones that feed on to the narrow, narrow in order to drive by so I'm not even sure about let's say let's let's let's acknowledge the

774

01:27:28.470 --> 01:27:31.200

Steven Sauro: dissenting opinions about the outdoors stairs for a second.

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01:27:31.470 --> 01:27:33.750

Steven Sauro: Yeah, they were even if they were eliminated.

776

01:27:35.250 --> 01:27:39.900

Steven Sauro: It still doesn't it still doesn't help the narrowness of that throat right there and

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01:27:40.680 --> 01:27:50.700

Steven Sauro: Let's say that stays visited the stairs stay where they are right now, you're still feeding pedestrians down on to that side lot that side that side of the building where the cars are traversing

778

01:27:51.180 --> 01:27:55.380

Steven Sauro: So maybe you can tighten that up utterance, and the right or do something to the front porch, we

779

01:27:56.100 --> 01:28:07.500

Jaclyn Tyler: Yeah, we already done. Yep. We've actually done that on our not that you've seen, but in said between Thursday. And now, that's one

of the things we've looked at exactly is pulling this face up back towards this direction.

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01:28:07.950 --> 01:28:08.370

Steven Sauro: Okay.

781

01:28:08.700 --> 01:28:19.140

Adam Kaufman: I'm Steve to jump in, though, but this is what I my biggest concern has been, I understand. This is the narrow point but but could

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01:28:20.730 --> 01:28:31.620

Adam Kaufman: Could we provide this is a long distance for two cars to not be able to pass each other. So what I've been saying all along is is if

783

01:28:32.010 --> 01:28:43.770

Adam Kaufman: Somewhere over here, this were wider you could then just pull over and then there'd be enough room to pass. It's a much easier to do it at one single point then along the whole with

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01:28:44.310 --> 01:28:55.140

Steven Sauro: 57 feet of Broadway. Right. Okay, now that to my second point, I guess I'm there. I appreciate that Adam and I do agree with that point.

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01:28:57.480 --> 01:29:13.650

Steven Sauro: If you hadn't said that a minute ago, I was gonna say, is there a possibility you could just enclose those stairwell. And as you as you have them situated now to rectify their, their objection to that. Can you interesting close them and in six this thing place.

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01:29:15.120 --> 01:29:23.040

Steven Sauro: Jacqueline that's for you hold on to that thought for a second. If you can, if you can relocate the ADA, you might was a spacer or

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01:29:23.580 --> 01:29:35.070

Steven Sauro: Space and a half in the front but humor me for a second. If you can reconfigure the entrance to the basement from the back because you're not going to have to go down there. Very often, maybe a sidewalk on the on the west side of the building.

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01:29:36.120 --> 01:29:43.590

Steven Sauro: And then you reconfigure the ADA ramps in the front and then where the you have the ADA Rams in the backdrop now.

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01:29:44.070 --> 01:29:53.910

Steven Sauro: Put the covered stairs there, and yet cover them and close them do what you have to do and access to the unfinished attic part you know the words put the stairwell behind the building.

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01:29:55.200 --> 01:30:03.180

Steven Sauro: Basically I'm trying to squeeze the ADA ramps into the front. Yes, I probably will lose a space or space and a half. I'm not that you would know better than I

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01:30:04.380 --> 01:30:12.330

Steven Sauro: And then put the stairwell into the back. Somehow, I think you can pull that off. If you granted, I'd have to sit down, where you can

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01:30:12.450 --> 01:30:13.590

Steven Sauro: I'm sure you can figure that out.

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01:30:14.190 --> 01:30:15.270

Larry Ruisi: If you

794

01:30:15.810 --> 01:30:31.740

Steven Sauro: can cover and extend the roof line out over the existing unfinished attic, whatever you have up there and just cover the whole shebang and do it that way and close it cover it from the weather. And I think that might just as a suggestion that might tighten the whole area.

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01:30:32.490 --> 01:30:34.440

Larry Ruisi: It would not have issues on parking Steve.

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01:30:34.860 --> 01:30:37.110

Jaclyn Tyler: As it might. Yes, yes.

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01:30:37.140 --> 01:30:41.460

Steven Sauro: Exact unit, you might say, you might exacerbate the deficiency in parking

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01:30:41.880 --> 01:30:55.080

Steven Sauro: Right. But, but, well that would that and this is not a high traffic very busy thoroughfare. There's four spaces in the back. If you don't have a handicap accessible person you know the words just for spaces. It's not like zero Otter Nova where there's

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01:30:55.470 --> 01:31:04.080

Steven Sauro: I don't know how many spaces back there. There's four here. So in other words, there's not a tremendous. It's not a very active parking lot, so

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01:31:04.920 --> 01:31:16.410

Steven Sauro: Yes, you might lose a space, but I'm not sure if that's even feasible, but I do think that you can situate these ramps and the stairwell off the side of the building. If you have to

801

01:31:20.910 --> 01:31:37.470

Jaclyn Tyler: Okay. So that brings us back to right to the point of the record. Yes. Seems answer questions. Yes. And we're, we are looking at pulling those over I was, you know, again, from a planning perspective, we're trying to avoid the ramps being the entire front of the

802

01:31:37.560 --> 01:31:38.340

Steven Sauro: Room. Yeah.

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01:31:38.850 --> 01:31:39.540

Jaclyn Tyler: I understand.

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01:31:39.810 --> 01:31:42.330

Steven Sauro: I understand exactly. I get it. I'm just trying

805

01:31:42.360 --> 01:31:42.930

Steven Sauro: I'm just trying to

806

01:31:44.040 --> 01:31:52.650

Jaclyn Tyler: Think you guys, so you guys can I think you can appreciate the restraints that are on this site and us try and try and some trying to make it work.

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01:31:54.480 --> 01:32:01.650

Jaclyn Tyler: But yes, you know, I think that back to Chris's point. What if we do if we leave the stairs there.

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01:32:02.670 --> 01:32:10.620

Jaclyn Tyler: Though the two will vote against it. Will they vote against it, whether we move the stairs or not. I have a feeling. The answer to that is yes.

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01:32:11.730 --> 01:32:19.740

Jaclyn Tyler: But we are still trying to work with them and relocate where we can just, I mean, again, we're trying to be compliant and everyone every way that we can

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01:32:20.850 --> 01:32:24.810

Jaclyn Tyler: So if we're able to find a new spot for those stairs and

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01:32:26.430 --> 01:32:35.160

Jaclyn Tyler: And we have the recommendation from the board from your board as well, stating that you all are comfortable with the width that we provide the final with that we provide.

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01:32:35.700 --> 01:32:44.760

Jaclyn Tyler: I feel like it can only help our case in front of the BBA and we've done everything on our side to demonstrate the compliance, the best of the ability and

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01:32:45.510 --> 01:32:51.540

Jaclyn Tyler: If, at that point, they still don't want to vote yes there's nothing like beneath that we could stand on our heads and it wouldn't matter so

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01:32:53.310 --> 01:32:57.480

Steven Sauro: I do think like rolling had a great point, if it's possible. If you can even

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01:32:58.860 --> 01:33:05.190

Steven Sauro: Do the best you can and sketch something out and maybe you may choose not to do this sketch something out for the next meeting.

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01:33:05.730 --> 01:33:19.380

Steven Sauro: And send it up the flagpole here and maybe we can move it further along because you're that you've come down, you've been with us for so long. I DON'T THINK ONE MORE meeting to try to exhaust all options is that it is not a wise choice.

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01:33:26.280 --> 01:33:27.780

Jaclyn Tyler: And when, when is that meeting again.

818

01:33:32.550 --> 01:33:33.840

Steven Sauro: The Monday of Thanksgiving week

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01:33:34.470 --> 01:33:37.230

Jaclyn Tyler: So we'll be really thankful on Thursday. Is that what I heard.

820

01:33:40.800 --> 01:33:41.310

Of course,

821

01:33:42.990 --> 01:33:59.850

Jaclyn Tyler: Okay, okay. I do want, I want to thank you all for your professionalism. I appreciate it. After the way we were treated on Thursday. This is a gold mine. So thank you to each and every one of you tonight for your input and we will reconvene and see what we can do to a piece of quartz.

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01:34:00.720 --> 01:34:07.230

Christopher Carthy: Is there any option to move this plan for them to revise is obviously everyone has limited

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01:34:07.230 --> 01:34:08.640

Christopher Carthy: Resource if I understand.

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01:34:08.760 --> 01:34:09.180

Christopher Carthy: Everyone's

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01:34:09.240 --> 01:34:15.420

Christopher Carthy: Going to resources and even time, you know, how much time do you put into this one is applied goals and going to me.

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01:34:15.900 --> 01:34:23.640

Christopher Carthy: Is there a way to create a site plan here that would work to you folks that would give you the other really improved building

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01:34:24.270 --> 01:34:39.060

Christopher Carthy: And not need a variance and, in the event that if you buried it doesn't succeed if it doesn't succeed and I know you're not overly optimistic right now. If it doesn't, do you have a plan B on how you can use this building.

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01:34:40.320 --> 01:34:44.370

Christopher Carthy: Besides, leaving it as is leaving it as is may not be a good plan.

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01:34:48.720 --> 01:34:51.360

Jaclyn Tyler: I think we wouldn't be I think we'll have to discuss that.

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01:34:52.470 --> 01:34:52.980

Christopher Carthy: Okay.

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01:34:53.130 --> 01:35:14.100

Vinny Renda: I guess I guess I'd like some clarification, Chris, I appreciate your question because I guess the only other option would be using the non conforming route and that means we would basically do nothing to the plan, but we move office into the first floor and

832

01:35:15.150 --> 01:35:18.900

Vinny Renda: I don't think that's the best, in my opinion, that's a

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01:35:20.220 --> 01:35:31.770

Vinny Renda: I'd be embarrassed, quite frankly, to bring my clients to the place as as it looks. Now I would want to upgrade citing I would want to upgrade a lot of things about about the site.

834

01:35:32.700 --> 01:35:46.650

Vinny Renda: All of which would need some some approval as as it is and I think I still would need a variance approval as of parking variance. So I don't I don't know the answer unless unless I'm wrong with what I just stated

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01:35:47.910 --> 01:35:49.290

Jaclyn Tyler: I think we don't have clarity, many

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01:35:49.290 --> 01:35:50.550

Jaclyn Tyler: Because we don't know if

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01:35:50.550 --> 01:35:55.530

Jaclyn Tyler: There was we none of us are clear on whether or not the previous site plan.

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01:35:56.850 --> 01:36:03.300

Jaclyn Tyler: was approved so back to Chris's point earlier was that if there is no approval. We have to get approvals.

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01:36:04.740 --> 01:36:12.090

Jaclyn Tyler: My correct on what I'm saying there Chris and Adam. If there's no site plan approval. Previously, no matter what we do, we have to do some type

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01:36:12.090 --> 01:36:14.010

Christopher Carthy: Of to leave it as is, of course,

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01:36:14.790 --> 01:36:17.100

Adam Kaufman: No site plan approval. I know the building.

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01:36:17.100 --> 01:36:28.680

Adam Kaufman: Inspector says he won't issue any permits until there is one in may or may not be easier to get site plan approval from the planning board with or without the additions, but

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01:36:31.200 --> 01:36:33.210

Roland Baroni: It's still a change of use. Yeah.

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01:36:33.750 --> 01:36:34.710

Roland Baroni: The site plan approval.

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01:36:35.010 --> 01:36:35.610

Yeah.

846

01:36:37.410 --> 01:36:40.530

Jaclyn Tyler: What's thanks kicks us back the variances, because the width is

847

01:36:40.590 --> 01:36:51.630

Adam Kaufman: No on unless you get unless we get confirmation from the building department that if you're not exacerbating that driveway with under any circumstance.

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01:36:53.880 --> 01:37:01.650

Adam Kaufman: You do or don't do that parents if you don't need the variance than that, then it's a different set of factors.

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01:37:03.540 --> 01:37:05.280

Roland Baroni: But it's still need site plan approved.

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01:37:05.280 --> 01:37:06.330

Roland Baroni: Correct, yeah.

851

01:37:07.680 --> 01:37:07.860

Yeah.

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01:37:08.910 --> 01:37:16.140

Vinny Renda: To that point of clarification. I really appreciate all this time you you've all shared with us this evening. So thank you so much for that again.

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01:37:17.430 --> 01:37:18.480

Vinny Renda: Would, would

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01:37:20.040 --> 01:37:34.080

Vinny Renda: Say plan approval consist of us, even if I wasn't increasing the second floor at all. And I just left apartment on the second floor as is and even we could even have a staircase inside, going to the second floor.

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01:37:35.910 --> 01:37:47.760

Vinny Renda: Would we still need would it be considered increase use if we raise the building and put a porch in the front like was proposed and an ad or a ramp.

856

01:37:49.380 --> 01:38:01.050

Adam Kaufman: I would not think so. Right. If it's two dwelling units going from that office to professional office and then you're adding porch. No, I don't think that's an intensification

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01:38:03.150 --> 01:38:05.430

Roland Baroni: Tell, but it still would require a site plan approved.

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01:38:05.490 --> 01:38:06.300

Jaclyn Tyler: Yes, right.

859

01:38:06.330 --> 01:38:06.660

Vinny Renda: Yes.

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01:38:07.170 --> 01:38:09.480

Jaclyn Tyler: Yeah, it's the variances. I think that we're trying

861

01:38:09.810 --> 01:38:10.080

Yeah.

862

01:38:11.580 --> 01:38:14.520

Vinny Renda: But, but then I would still need a barking variance at the

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01:38:14.520 --> 01:38:16.050

Vinny Renda: Same time anyway. Either way,

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01:38:16.530 --> 01:38:19.860

Vinny Renda: Yeah. So either way, I'm going in front of the CPA. Okay.

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01:38:22.560 --> 01:38:32.580

Christopher Carthy: Well, and even if they don't increase that intensity. The bottom line is, once they try to get the site plan approval. They're going to have a parking deficiency, which is going to assess update and cmea approval.

866

01:38:34.170 --> 01:38:34.590

Roland Baroni: Right.

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01:38:34.890 --> 01:38:38.940

Adam Kaufman: Yeah, it's the same exact situation we were dealing with at 77 Lafayette.

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01:38:39.300 --> 01:38:40.200

Christopher Carthy: Mm hmm.

869

01:38:42.930 --> 01:38:48.810

Jaclyn Tyler: But again, if we could get. I think if we can get that recommendation.

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01:38:49.830 --> 01:38:54.570

Jaclyn Tyler: Next meeting that will assist in our process.

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01:38:54.750 --> 01:39:06.600

Christopher Carthy: Alright, so, I mean, I think we've said enough. Why don't you guys take this home with you and we'll see you hopefully on our about the 23rd of November, with a plan. Just get it to us as soon as you can. Okay. All right.

872

01:39:06.660 --> 01:39:08.310

Jaclyn Tyler: Thank you everybody for their time this evening.

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01:39:08.730 --> 01:39:11.820

Vinny Renda: Good night, everybody. Have a great night. Good night.

874

01:39:18.450 --> 01:39:19.860

Christopher Carthy: Oh boy. Okay.

875

01:39:21.420 --> 01:39:26.490

Christopher Carthy: The next night and before since eight cold. Dr. Davis Dr lot line.

876

01:39:31.770 --> 01:39:33.660

Kory Salomone: Good evening, everyone. Has everyone tonight.

877

01:39:33.990 --> 01:39:34.590

Christopher Carthy: Good, good.

878

01:39:35.340 --> 01:39:52.890

Kory Salomone: Good see everyone. So we've been here a number of times before. I'm sorry for the record query salamone here tonight on behalf of this arm Sue, owner of a cold drive and 24 Davis here with me as Pete Gregory, and I believe in the Tsar is here as well. Um, yeah.

879

01:39:52.920 --> 01:39:53.280

Nazar Massouh: I am

880

01:39:53.730 --> 01:40:06.300

Kory Salomone: So when we last year before you want October 15 we had a lengthy discussion and we were asked to prepare a conceptual site plan for the improvements on eight coal that we were proposing that are kind of driving

881

01:40:06.870 --> 01:40:22.890

Kory Salomone: The plotline realignment and the driveway relocation, we are also requested to provide some additional information on the geophones locks. So with that, I want to turn it over to Pete to share his screen and go over the, the proposed a conceptual site plan for a cold.

882

01:40:28.560 --> 01:40:30.780

Peter Gregory: So we've developed a plan.

883

01:40:32.250 --> 01:40:56.670

Peter Gregory: That shows a future addition to the existing dwelling at eight call and also a pool area 20 by 45 foot pool with a 600 square foot cabana surrounded with some small terrorists area and I think based on, you know, looking at the

884

01:40:58.350 --> 01:41:00.240

Peter Gregory: Rear yard of the existing home.

885

01:41:01.440 --> 01:41:18.090

Peter Gregory: What we had come up with is a location for the pool and the cabana in the general vicinity of the existing driveway that's serving 24 Davis that's indicated by the red line that's kind of coming up and U shaped circling back toward the main dwelling.

886

01:41:19.620 --> 01:41:36.240

Peter Gregory: And I think that the intent with this was to create that open lawn area, an outdoor environment in the backyard and then by relocating the driveway creating some sense of privacy, you know, in that, you know, off to the rear of the dwelling.

887

01:41:38.850 --> 01:41:57.630

Peter Gregory: We are taking advantage of the topography. This is a vanishing edge pool. It is in an area where the driveway. Is it a steeper portion of the incline up to the house site, but for the most part, the upper area of the cabana in the pool area.

888

01:41:58.980 --> 01:42:11.970

Peter Gregory: You know, will be pretty much at great in that area and then with the vanishing edge. It's almost, almost creating a retaining wall. And as I said, there would be, well, there is some grading on that area, it will be minimal disturbance

889

01:42:12.630 --> 01:42:23.130

Peter Gregory: beyond what's already been somewhat disturb for the driveway. Right now, we were able to keep the structures and those improvements out of the wetland buffer.

890

01:42:24.930 --> 01:42:32.370

Peter Gregory: But again, there will be disturbance, there will be some trees that would have to come down and there is some disturbance into the area behind the cabana

891

01:42:33.240 --> 01:42:44.940

Peter Gregory: But this generally gives a good indication of the reasons why we were interested in relocating that property line further to the south and opening up this area for a backyard off the main dwelling.

892

01:42:50.520 --> 01:42:52.050

Christopher Carthy: Thank you. Be sure

893

01:42:56.340 --> 01:43:12.870

Kory Salomone: So I think one thing I just want to add here is, you know, while I know we've talked about all the impacts that are associated with

the relocation of the driveway P, correct me from wrong. I think that it's a total of about an acre of disturbance area for the relocated drive

894

01:43:13.260 --> 01:43:20.220

Peter Gregory: In our in our most recent layout, which is now our preferred loud. Yes, we are just just under an acre of disturbance

895

01:43:21.600 --> 01:43:39.810

Kory Salomone: So, you know, one of the things we had looked at, I think I mentioned at a previous meeting 24 Davis is currently burdened with a conservation easement on it and you know in, you know, I guess kind of a trade off for the impacts that were requesting for the driveway relocation.

896

01:43:41.100 --> 01:43:52.140

Kory Salomone: Bizarre would be willing to offer up approximately two and a half acres on eight coal to extend that conservation use marry up so I know one of Adam's concerns was that this wasn't compliant.

897

01:43:53.100 --> 01:43:57.150

Kory Salomone: With a comprehensive plan in terms of protecting wetlands and steep slopes.

898

01:43:57.450 --> 01:44:07.500

Kory Salomone: And you know, we would hope that, you know, with one acre of disturbance. If we were putting a two and a half acre conservation easement on a cold that would kind of be a good trade off and show compliance with the comp plan.

899

01:44:12.360 --> 01:44:14.760

Kory Salomone: To bring up that screen that shows where the conservation easement is

900

01:44:14.940 --> 01:44:16.410

Peter Gregory: Trying to show that if I can

901

01:44:30.240 --> 01:44:43.680

Peter Gregory: So this is kind of showing a general idea of wall vehicle, the area be located to the rear of the property extending the conservation us. That's a 24 Davis and then relative to the driveway relocation.

902

01:44:53.880 --> 01:44:58.110

Peter Gregory: This is connect. Can everyone see the, what was our mitigation plan.

903

01:44:58.350 --> 01:45:00.150

Christopher Carthy: No. See, I'm looking at you.

904

01:45:00.360 --> 01:45:00.960

Peter Gregory: Feel me

905

01:45:02.250 --> 01:45:02.970

Adam Kaufman: stop sharing

906

01:45:11.310 --> 01:45:11.910

Peter Gregory: Try this.

907

01:45:15.150 --> 01:45:30.930

Peter Gregory: So there's currently a conservation easement located to the rear of 24 Davis, it encompasses a good portion of the property that was created. I think at the time that just after this home was constructed in terms of

908

01:45:32.130 --> 01:45:35.130

Peter Gregory: Protecting which is this larger

909

01:45:36.510 --> 01:45:48.540

Peter Gregory: More of a significant wetland area what we'd be looking to do is extend that north into a call and continue the even line here which pretty much protect

910

01:45:49.140 --> 01:46:01.230

Peter Gregory: What would be the rear portion of a call and extending this cord or up into that area and by extending that easement line up to the northern property line.

911

01:46:02.400 --> 01:46:07.770

Peter Gregory: It would pretty much encompass and area, but just about two and a half acres to the rear of the property.

912

01:46:13.590 --> 01:46:25.710

Larry Ruisi: Is it possible to do anything with that land that you're proposing to create a conservation easement on if you did not do a conservation easement is that is is that land usable in any way, shape, or form.

913

01:46:27.240 --> 01:46:28.860

Peter Gregory: That area is where

914

01:46:30.240 --> 01:46:33.960

Peter Gregory: I don't believe that anything would be able to be developed back there.

915

01:46:34.320 --> 01:46:40.980

Peter Gregory: I saw main thing it would do is create more of a continuous green area that would be

916

01:46:42.420 --> 01:46:45.300

Peter Gregory: Larger and adjacent to the off site property which would

917

01:46:45.300 --> 01:46:46.920

Larry Ruisi: Solar solar nothing

918

01:46:47.040 --> 01:46:49.680

Larry Ruisi: Else could realistically we done up there.

919

01:46:50.940 --> 01:46:58.170

Larry Ruisi: Does the conservation. He's been solved anything, and he doesn't really provide anything isn't isn't that the situation that currently exists.

920

01:47:01.800 --> 01:47:03.900

Peter Gregory: Oh yes, to some extent it is yes. Yeah.

921

01:47:04.200 --> 01:47:04.980

Larry Ruisi: Okay, thanks.

922

01:47:10.050 --> 01:47:17.280

Kory Salomone: So, I mean, we've been going back and forth for a number of meetings now. So I think, you know, tonight, ideally what we'd love to come out with is

923

01:47:19.350 --> 01:47:26.040

Kory Salomone: You know, just really. I mean, maybe even just take a straw vote on whether or not this is a, you know, an application, you guys are

924

01:47:27.180 --> 01:47:29.820

Kory Salomone: You know, interested in continuing to entertain.

925

01:47:31.410 --> 01:47:40.380

Kory Salomone: You know, we're we're willing to make the amendment. I mean, there were some comments in the in the memo is about, you know, further developing the conceptual site plan and it's not an issue to

926

01:47:40.830 --> 01:47:47.850

Kory Salomone: Do that and then as far as willing to spend the money to do that. But, you know, we don't want to just keep throwing good money after bad if at the end of the day.

927

01:47:49.320 --> 01:47:51.060

Christopher Carthy: You know, we don't want you doing that either Cory

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01:47:52.920 --> 01:48:07.410

Christopher Carthy: Cory inside plan or in your plan somewhere. I'm not reading it right now. Just going by memory from reading it again today, there were three, you have a preferred plan, plan one plan to plan three something like that we call one a preferred plan.

929

01:48:09.210 --> 01:48:25.320

Christopher Carthy: And he talked about the impacts of one versus the other versus the other. The amount of skill that you're importing for this project, whether you're using the block or not the blog is still what

930

01:48:27.420 --> 01:48:32.550

Kory Salomone: Well, I'm going to defer to Pete on that. But I mean, it's a significant difference whether we're using the blocker or not.

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01:48:32.610 --> 01:48:39.270

Christopher Carthy: Okay, well the block itself takes up and it requires a certain amount of swapping as well.

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01:48:39.840 --> 01:48:41.100

Peter Gregory: That's correct. Yes, it does.

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01:48:42.300 --> 01:48:42.540

Christopher Carthy: I mean,

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01:48:43.530 --> 01:48:49.290

Nazar Massouh: We had estimates, you had estimates on approximately. It was a very minimal amount right because the

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01:48:50.400 --> 01:48:51.690
Nazar Massouh: The blocks just common

936
01:48:52.110 --> 01:48:53.160
Nazar Massouh: Correct, as we go.

937
01:48:53.340 --> 01:48:56.670
Peter Gregory: Do you remember what yeah I think what we were able to show. I don't know.

938
01:48:57.930 --> 01:48:59.280
Peter Gregory: If you can see the charts that we

939
01:48:59.280 --> 01:49:01.140
Peter Gregory: Put up but in our most recent layout.

940
01:49:01.170 --> 01:49:16.080
Peter Gregory: You know, we were looking originally bringing in something around 5000 yards of material in some of the areas that had the most you know a significant amount of Phil, which was pretty much in the area that we're looking here as it's climbing up to the house site.

941
01:49:17.610 --> 01:49:27.420
Peter Gregory: I think we've been able after speaking with the manufacturer that we would be able to cut that amount of fill in half by using this product.

942
01:49:29.310 --> 01:49:33.810
Peter Gregory: And I think that they've estimated that based on bringing in

943
01:49:35.280 --> 01:49:47.610
Peter Gregory: You know, a comparable volume of phone that we could reduce the number of trucks from what could be 250 to 280 trucks down to somewhere in the vicinity of 25 trucks.

944
01:49:49.200 --> 01:49:56.820
Peter Gregory: flatbed trucks, they would come with the delivery product would be unloaded and then stacked on site, until such time they would need it.

945
01:49:58.650 --> 01:50:02.250
Peter Gregory: I think that in using that product in in

946

01:50:04.200 --> 01:50:11.220

Peter Gregory: In conjunction with some of the there is going to be some excavated fill on site that it would be a

947

01:50:12.450 --> 01:50:13.440

Peter Gregory: Combined

948

01:50:14.730 --> 01:50:28.260

Peter Gregory: I guess fill operation of placing some of that phone product and also some using some of the material that's generated on site significantly and we think reducing the amount of traffic that's going to have to come to the site to bring material in

949

01:50:28.920 --> 01:50:48.960

Nazar Massouh: And if I may add this and as our, what we were thinking and kind of response to your comments. The last time. Now that we laid out this plan is perhaps we would proceed with the sports addition to the house, which kind of sports gym play area I refer to it. Sport court but

950

01:50:50.430 --> 01:50:58.320

Nazar Massouh: That we may do that together with this so that whatever we need to dig up for that foundation. We would then use here. So, which would

951

01:50:58.860 --> 01:51:09.060

Nazar Massouh: Basically reduce the number of drugs to very little outside of that I'm i mean i I've lived in the neighborhood, as you know, for 16 years I recognize that

952

01:51:10.350 --> 01:51:16.230

Nazar Massouh: We want to not disturb people too much. So we can do that quite efficiently so

953

01:51:17.010 --> 01:51:36.540

Larry Ruisi: Peter, you said that the initial plan would be 250 trucks and I think you have 5000 cubic yards up there and the preferred plan, it's down to 2000 plus the phone. I'm having problem with the math of how that goes from 250 trucks down to 25 trucks. I'm obviously missing something.

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01:51:37.020 --> 01:51:37.680

Peter Gregory: I think

955

01:51:39.000 --> 01:51:45.810

Peter Gregory: We're it's not clear is that that other film material is material that could be generated on the site.

956

01:51:45.930 --> 01:51:57.750

Larry Ruisi: Okay but but even put put that aside, even if you go from 5000 to 2000. How do you go from 250 trucks to 25 trucks one that's 40% of the of the of the

957

01:51:57.960 --> 01:52:00.240

Larry Ruisi: Top thousand is 40% of the 5000

958

01:52:00.780 --> 01:52:05.340

Peter Gregory: It was based on the amount of material that could be delivered at a time.

959

01:52:06.990 --> 01:52:16.860

Peter Gregory: They had provided me with what that volume of material was but they had estimated it to be able to be delivered in that number of trucks, the phone. The phone product.

960

01:52:17.670 --> 01:52:25.200

Nazar Massouh: But I think, be correct me if I'm wrong, but basically the 2000 can largely be sourced from our property right. So that's what happened.

961

01:52:25.260 --> 01:52:27.750

Peter Gregory: A portion of it could be. Yes, that's correct. I think

962

01:52:27.840 --> 01:52:35.730

Nazar Massouh: Larry, so I think maybe that you know you may add another 10 or 20 trucks to the 24 but you will need to bring in that much more

963

01:52:43.230 --> 01:52:43.920

Christopher Carthy: Kind of agreed.

964

01:52:46.290 --> 01:52:51.960

Christopher Carthy: To which is can you P. Can you go back to the two charts, please.

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01:52:56.280 --> 01:53:01.140

Christopher Carthy: P is the preferred layout to serve and start using the phone.

966

01:53:01.500 --> 01:53:02.190

Peter Gregory: Yes, it is.

967

01:53:02.430 --> 01:53:12.480

Christopher Carthy: Okay, so that's the chart with the phone. So the important Phil volume on that chart says 2079 cubic yards.

968

01:53:13.500 --> 01:53:21.030

Christopher Carthy: Is is some portion of that 2079 cubic yards. The phone versus actually fill as in soil.

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01:53:21.870 --> 01:53:30.000

Peter Gregory: No, I believe it's, it's just the soil. I think we've been able to reduce the amount of Phil that had come into the property by the difference between

970

01:53:30.180 --> 01:53:31.950

Peter Gregory: The 5100 cubic yards.

971

01:53:32.400 --> 01:53:34.740

Larry Ruisi: With exclusive by the 3000 which is a lot

972

01:53:35.220 --> 01:53:40.500

Christopher Carthy: Yeah, but so nobody works at 3000 is being compensated for by the phone.

973

01:53:40.740 --> 01:53:41.790

Peter Gregory: That's correct, yes.

974

01:53:41.820 --> 01:53:55.710

Christopher Carthy: But you're talking about importing roughly just for argument's sake 2079 cubic yards of Bill in roughly 3000 cubic yards of phone material. Is that roughly speaking.

975

01:53:56.520 --> 01:54:04.680

Peter Gregory: That's correct that. I think it was just a poor choice of probably an error on my part, because I think we're looking at is that

976

01:54:05.490 --> 01:54:25.200

Peter Gregory: A lot of that material that remaining 2000 cubic yards would be generated on site. We have a couple of areas that will require excavation the area that's indicating this brownish color will be excavated material which couldn't. Most, most likely be placed over on this left side.

977

01:54:25.500 --> 01:54:38.370

Peter Gregory: Of the driveway, where the center portion with the dark green would be the majority of the phone product. So I think that it's looking at balancing those two out combination of the foam and the excavator material to make up that difference

978

01:54:47.940 --> 01:54:48.330

Well,

979

01:54:49.410 --> 01:54:49.890

Christopher Carthy: You know,

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01:54:52.350 --> 01:55:03.660

Christopher Carthy: Board members, we can ask questions here. You want to ask some questions. He also asked us for a straw poll. You know, if you're amenable to what if we want to kick that around and something we can kick around as well.

981

01:55:04.020 --> 01:55:04.800

Roland Baroni: I don't know.

982

01:55:05.040 --> 01:55:09.630

Roland Baroni: I'm not in favor of straw poll. I had litigate one once and it was a disaster.

983

01:55:09.810 --> 01:55:13.470

Christopher Carthy: I understand that rule and okay, I appreciate that point wrong.

984

01:55:13.860 --> 01:55:14.160

Yeah.

985

01:55:16.140 --> 01:55:21.510

Jim Jensen: But rolling. It's okay to comment on the on the movies been provided, but just not necessarily in terms of

986

01:55:23.010 --> 01:55:23.580

Roland Baroni: Whoa.

987

01:55:23.790 --> 01:55:35.340

Jim Jensen: Yes, got it. Okay, thank you for that. Um, if I, if I may, Christopher. So we did ask the applicant to try to understand. You know what the to what the sensually

988

01:55:36.750 --> 01:55:48.840

Jim Jensen: What the overall plan was going to be. So we kind of get our arms around what the total impacts will be and it wasn't necessarily disjointed and we have received that which is, you know, good news release. We have an understanding of

989

01:55:50.100 --> 01:55:53.940

Jim Jensen: The improvements to the to the driveway and then ultimately what the next

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01:55:55.560 --> 01:55:59.070

Jim Jensen: And then the benefit of expanding the yard could be and what that could look like.

991

01:56:00.090 --> 01:56:06.420

Jim Jensen: I don't know if we so at least we have understand terms of spatially what that looks like, which is i think that's that's really helpful.

992

01:56:07.080 --> 01:56:15.540

Jim Jensen: I don't know if we know enough yet what the as hard to tell them this plan that was provided, I think, Pete gives better than before, in terms of overall the

993

01:56:16.740 --> 01:56:18.120

Jim Jensen: impact in terms of the steep.

994

01:56:19.380 --> 01:56:25.620

Jim Jensen: steep slopes or wetland areas associated with expanding the the the yard area.

995

01:56:26.190 --> 01:56:41.100

Jim Jensen: At least now we have a much better handle on the on the entire project that's plan and we could get a better sense of what the overall impacts where the benefit to the applicant, of course, and then what the impacts were are to achieve that. So I think that's helpful.

996

01:56:48.600 --> 01:56:50.520

Christopher Carthy: Does anyone else want to add anything else.

997

01:56:53.520 --> 01:56:55.800

Steven Sauro: Yeah, Chris. I'll take a quick stab at something

998

01:56:56.970 --> 01:57:06.390

Steven Sauro: It's a question for Pete Gregory, how much of this phone would be placed in a buffer. I mean, when I need that phone be placed in a buffer.

999

01:57:07.200 --> 01:57:21.450

Peter Gregory: Yes, I think with this most recent layout that we had provided we've been able to avoid the wetlands in their entirety. There's a wetland located just below the driveway and there's one on the appeal to the northern side.

1000

01:57:22.470 --> 01:57:36.570

Peter Gregory: Our disturbance has been able to stay out of the wetlands were in the previous plans. We were impacting those wetlands areas. But to answer your question, yes. The majority of, well, all of the phone will be located in a buffer area. Yes.

1001

01:57:38.610 --> 01:57:40.470

Peter Gregory: In this area right in the center right through here.

1002

01:57:41.610 --> 01:57:48.990

Steven Sauro: Okay. And this question for the engineers as well because of the steep incline of the driveway.

1003

01:57:50.760 --> 01:57:59.850

Steven Sauro: As I look at that as a novice at this. Is this a dangerous driveway and ice in, you know, and so on and so forth inclement weather.

1004

01:58:01.710 --> 01:58:12.480

Steven Sauro: We pushing the envelope with with these kind of drivers or is this, is this not obviously always done. But is this has this been done before. You've got to have engineered and seen a lot more drivers than I have.

1005

01:58:13.110 --> 01:58:22.170

Peter Gregory: We have and you know we're while it is steep, there is a portion that's 12% I believe the maximum permissible grade is 14%

1006

01:58:23.580 --> 01:58:37.890

Peter Gregory: We will be providing shoulder areas in our, in our section to allow for snow plowing and being able to clear that off and we will

have guide rails in areas where we have a significant drop off on each side.

1007

01:58:38.790 --> 01:58:39.690

Steven Sauro: I think we did the show.

1008

01:58:39.870 --> 01:58:55.950

Steven Sauro: Section and Thank you Pete and there's no, um, I guess there's I'm sure you've looked at it at nauseum that there's no ways you can take a break on the incline and plateau and then continue down. I guess that's not feasible, considering the great change. You have to attain

1009

01:58:56.190 --> 01:59:06.840

Peter Gregory: That's true. We have looked at different configurations and we are trying to keep that slope to a minimum, as much as possible. But beyond we are working with to fixed points.

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01:59:08.100 --> 01:59:14.100

Peter Gregory: To the house and our starting point on the near the beginning of the Davis driveway.

1011

01:59:14.700 --> 01:59:25.500

Nazar Massouh: And it's worth noting that if you had a chance to visit the current driveway. It's actually very dangerous because it has a very sharp turn in the same spot where there's a

1012

01:59:26.100 --> 01:59:43.140

Nazar Massouh: Slope so mean the previous owner had actually missed that turn kind of slid in that corner. So we're planning to shift the slope to be on this straightaway, as opposed to that'd be a turn and not have that sharper return. But if I don't know that makes a difference.

1013

01:59:43.560 --> 01:59:46.560

Steven Sauro: Now you've actually considered that which is great. Thank you.

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01:59:48.750 --> 01:59:57.000

Christopher Carthy: I actually agree with that point to actually went up this driveway today drove drove all the way up it and I do appreciate that, that point.

1015

02:00:04.350 --> 02:00:15.330

Steven Sauro: This phone has an alarm might have before. I have this phone being used extensively and for years. I haven't read through that the brochures that you had sent

1016

02:00:17.670 --> 02:00:22.590

Steven Sauro: When did it start, when was it using road construction when it comes, you know,

1017

02:00:24.300 --> 02:00:35.760

Peter Gregory: We've I've personally seen a couple of applications nearby. We had mentioned seeing it as a design, build, as part of some of the improvements that on the sawmill Parkway mount kisco

1018

02:00:37.170 --> 02:00:44.760

Peter Gregory: I know that it's being used a lot right now. Also on rooftop gardens, where they have to bring

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02:00:45.870 --> 02:00:54.570

Peter Gregory: Earth planting material in but because of, you know, loading considerations on roofs. They're using foam to reduce the weight.

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02:00:56.010 --> 02:01:03.780

Peter Gregory: on on the on the roofs and then with just a minimal amount of soil to, you know, support the plant material landscaping.

1021

02:01:04.860 --> 02:01:07.200

Peter Gregory: Also being used in terms of

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02:01:09.300 --> 02:01:18.870

Peter Gregory: Bearing loads on retaining walls, trying to reduce the design considerations for walls, allowing you know maybe a

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02:01:20.880 --> 02:01:33.390

Peter Gregory: Less Earth, you know, with and and allowed to go maybe higher you know the little taller wall heights without having to be concerned about excessive loads against the walls that could compromise it so it is it is it has been used

1024

02:01:33.720 --> 02:01:40.920

Peter Gregory: Has been used in the area. And I think it's becoming more common. Today we're going to start seeing this around a little bit more often.

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02:01:41.820 --> 02:01:48.960

Nazar Massouh: And Pete, maybe you can comment on that extensive environmental studies that they had done on the product. I remember you mentioning that too. I

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02:01:48.960 --> 02:01:58.380

Peter Gregory: Did it yeah we had asked the manufacturer for some information. And basically, the product is in ERT i don't think that there's a problem with the product.

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02:02:02.700 --> 02:02:07.110

Peter Gregory: What's the word deteriorating. It's not biodegrade with greater ball.

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02:02:08.130 --> 02:02:12.900

Peter Gregory: It will have to be protected, we, you know, there will have to be some sort of a

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02:02:14.910 --> 02:02:24.870

Peter Gregory: layer of protection between a petroleum product or an asphalt with that and to protect that. So that doesn't cause any deterioration to that.

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02:02:25.590 --> 02:02:32.880

Peter Gregory: But basically, that's something that we would place over the top of that and then backfill with our sub base and our top coats on our

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02:02:33.360 --> 02:02:48.600

Peter Gregory: On the driveway, so that the the phone will be protected from the surface material. And I think that with the gravel padding in the in the stabilization matting or fabric at the base will protect this from

1032

02:02:49.860 --> 02:02:54.930

Peter Gregory: Embedding into the soil and preserving its integrity over a longer period of time.

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02:03:01.110 --> 02:03:01.950

I appreciate that.

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02:03:08.250 --> 02:03:16.110

Steven Sauro: And that was one of my biggest concerns the environmental aspects of this you know off gassing if it, if it has any kind of

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02:03:17.970 --> 02:03:24.120

Steven Sauro: Does it change its properties under heat, obviously it's going to be buried. So it'll probably 55 degrees, most of the time.

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02:03:25.680 --> 02:03:36.030

Steven Sauro: So on and so forth. You know how, if you're going to be placing this in a certain area. Fill in the runoff. Does it, does it need to be do you have to have drainage ports through it and so on and so

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02:03:36.510 --> 02:03:43.080

Peter Gregory: You know that that's gonna that's going to be the challenge. You know, there is some more work that's going to have to be done here, and I think

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02:03:44.070 --> 02:03:56.040

Peter Gregory: One of the challenges is going to be capturing stormwater runoff generated from the surface and capturing it and conveying it and getting it into our stormwater mitigation areas.

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02:03:57.060 --> 02:04:03.030

Peter Gregory: You know, we are going to have to do some more work on, then we're also going to be looking at, you know, how we're going to be able to

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02:04:04.800 --> 02:04:14.520

Peter Gregory: Well, well not concerned about the slopes being stabilized. We are planning on planting those slopes, we are going to create some landscaping and vegetative

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02:04:15.270 --> 02:04:22.380

Peter Gregory: Mitigation on those sites slopes more for aesthetics. But, you know, we're going to have to see how that's but it's going to be a combination of

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02:04:23.280 --> 02:04:32.910

Peter Gregory: The backfilling the treatment of the surface as well as capturing that run off and getting it into the other designated areas on the site. So there will be some more work that has to be done here.

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02:04:33.300 --> 02:04:42.300

Peter Gregory: I think our primary focus was to see if there was a an alternative to having to import so much material into the site.

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02:04:42.810 --> 02:04:51.510

Peter Gregory: And I think that, you know, this was a good. So, you know, a nice solution to that and offers. I think some benefits and minimizing some of the disturbance to the surrounding area.

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02:04:53.970 --> 02:04:54.420

Next thing.

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02:04:58.770 --> 02:04:59.370

Christopher Carthy: You want to add

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02:05:03.480 --> 02:05:06.960

Michael Pollack: Well, I got one by the hierarchy.

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02:05:10.590 --> 02:05:11.550

Michael Pollack: To get one by the

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02:05:12.900 --> 02:05:19.170

Michael Pollack: Way department. But at a minimum, I would have to believe the fire department, the sign off on that know

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02:05:21.600 --> 02:05:28.680

Adam Kaufman: Typically not on our residential single residential driveway. I'm certainly if you have concerns we can we can do that.

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02:05:29.910 --> 02:05:34.290

Christopher Carthy: Is the product flammable. I think that's kind of what Michael is getting this product flammable.

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02:05:36.690 --> 02:05:39.330

Michael Pollack: Well, not concerned about the product market as much

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02:05:40.590 --> 02:05:43.680

Michael Pollack: In the fire truck, get to the house with this plan.

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02:05:44.730 --> 02:05:53.160

Nazar Massouh: Mean I think on that point, we will do whatever is necessary. My neighbor is part of the fire department. So he's already have already talked him extensively about

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02:05:53.520 --> 02:06:04.530

Nazar Massouh: The project. So he will. He will help us and Michael no concerns there. We want to improve access to that house right now access and I can't remember it's Christopher somebody mentioned that

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02:06:04.890 --> 02:06:13.050

Nazar Massouh: They tried going like that sharp curve is terrible for trucks. We're going to improve that and strengthen it. So no concerns. It's going to be better than it is right now.

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02:06:16.680 --> 02:06:26.520

Nazar Massouh: And we'll make sure and then Steve, to your point, I, you know, we're good members of the community. We want to, we're doing this because we want to stay in this House forever.

1058

02:06:26.940 --> 02:06:38.880

Nazar Massouh: So we'll make sure that the environmental aspects of properly address and beyond and beyond. We don't want to have any impact there. We do know that that product has placed next two bodies of water next to reverse

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02:06:39.330 --> 02:06:45.780

Nazar Massouh: Like that. So that's a helpful fact that the product itself is not an issue, but we'll make sure it's placed properly.

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02:06:46.620 --> 02:06:47.730

Steven Sauro: Yeah, I appreciate that.

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02:06:50.880 --> 02:06:51.060

Jim Jensen: All right.

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02:06:52.320 --> 02:06:58.050

Jim Jensen: Michael, do you have any other don't I just had a separate question just to follow up on that may Christopher

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02:06:59.490 --> 02:07:02.520

Jim Jensen: So just know with his question for

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02:07:02.700 --> 02:07:04.950

Jim Jensen: For Roland or or Adam, but the

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02:07:05.370 --> 02:07:20.040

Jim Jensen: The comment about a nap now that we understand both halves of the plan the access and Lisa better on the access and then better on the on the yard improvements. How do we address the question about, is it consistent with the Comprehensive Plan comment that was raised.

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02:07:21.360 --> 02:07:23.550

Adam Kaufman: Well, you just have to make a finding and

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02:07:24.810 --> 02:07:26.520

Adam Kaufman: Whether it is or or not.

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02:07:28.320 --> 02:07:29.400

Adam Kaufman: Is that what you're asking.

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02:07:29.460 --> 02:07:34.110

Jim Jensen: That's a mind me asking you how do we, how is that accomplished. I don't know, have that finding as

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02:07:34.830 --> 02:07:37.290

Adam Kaufman: Well, we would do that in the resolution of approval.

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02:07:38.430 --> 02:07:39.690

Adam Kaufman: Is that what you're asking them that

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02:07:39.690 --> 02:07:45.570

Jim Jensen: Correct, yeah. I guess the mechanism or the homework or who owns that has that. How does that happen.

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02:07:45.750 --> 02:07:46.860

Jim Jensen: How do you get to that answer.

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02:07:48.360 --> 02:08:00.720

Adam Kaufman: Well, we would address it in a resolution and and specifically point out what how it is compatible with the Conference of plan or or not we could have a discussion about it.

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02:08:01.380 --> 02:08:11.100

Christopher Carthy: Well, I think Jim's point maybe Jim, what you're getting at is how do we identify the pros and cons of why it is or isn't compatible with the plan.

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02:08:11.880 --> 02:08:22.770

Jim Jensen: Correct. I guess what I'm saying is that if it's not compatible to comprehensive plan, then it's effectively it's if it's not consistent with the Comprehensive Plan, then the project is

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02:08:22.830 --> 02:08:24.120

Jim Jensen: Stuck right

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02:08:24.480 --> 02:08:25.380

Adam Kaufman: Correct. Right.

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02:08:25.680 --> 02:08:30.720

Jim Jensen: Yeah, so then that would have to get to yes then for the applicant to move on. Yes.

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02:08:30.840 --> 02:08:37.080

Adam Kaufman: Right, because you need to approve a plan up consistent with with the comprehensive plan. I think

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02:08:39.450 --> 02:08:49.470

Adam Kaufman: You're much better off focusing on the permits you need to issue and the rationale behind those right, does it make sense. Is it appropriate to issue a wetlands permit.

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02:08:49.830 --> 02:08:57.960

Adam Kaufman: Does it meet that criteria. It doesn't meet the criteria for a steep slopes permit the tree removal permanent all of those permits, it's easy, much easier to hang your hat on that.

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02:08:58.530 --> 02:09:03.450

Adam Kaufman: And comfortable issuing those permits. It really does follow up with a comprehensive plan. Okay.

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02:09:06.480 --> 02:09:07.410

Christopher Carthy: That makes sense.

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02:09:11.520 --> 02:09:18.900

Christopher Carthy: I don't do elaborate on that though we have the steep slope grand a weapon permit, we have. Do we have a filled permit as well.

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02:09:19.650 --> 02:09:22.650

Adam Kaufman: Yes, yes, yes, but you do not issue to fill permit.

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02:09:23.580 --> 02:09:23.940

Right.

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02:09:25.200 --> 02:09:31.470

Christopher Carthy: But do we opine on the permit. I mean, it's something for us to consider the scope of the film permanent something for us to consider.

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02:09:31.560 --> 02:09:33.990

Adam Kaufman: Yeah, sure, because that part of this site plan.

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02:09:34.260 --> 02:09:34.560

Right.

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02:09:37.050 --> 02:09:40.680

Christopher Carthy: And the other permits. Besides, we have steep slopes weapons fill permit.

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02:09:41.640 --> 02:09:42.540

Subdivision

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02:09:46.590 --> 02:09:49.020

Adam Kaufman: And site plan for the driveway.

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02:09:56.880 --> 02:10:03.360

Christopher Carthy: So board members. Where do you want to go next with this I mean the applicant has made a presentation to us and see me.

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02:10:14.280 --> 02:10:18.450

Christopher Carthy: Actually, and this this at some point would have to go to a public hearing as well.

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02:10:18.750 --> 02:10:19.230

Correct.

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02:10:24.360 --> 02:10:26.580

Kory Salomone: You have to go to the conservation board for their

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02:10:26.880 --> 02:10:29.310

Kory Salomone: Review and recommendation back to as well. Mm hmm.

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02:10:31.230 --> 02:10:37.470

Kory Salomone: And I would think of a different outcome, obviously, but I would think that that referral would be the next step in the process.

1100

02:10:39.660 --> 02:10:40.830

Yes, yeah.

1101

02:10:44.280 --> 02:10:48.060

Christopher Carthy: I'm just a matter of process. If the planning board.

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02:10:50.580 --> 02:11:01.920

Christopher Carthy: Whether it's this project, or any other project. And that's not speaking specifically to this project I'm asking a question about process. If the planning board did not want to move forward any further with this project.

1103

02:11:03.630 --> 02:11:06.180

Christopher Carthy: Procedurally, what would that look like at this point.

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02:11:06.930 --> 02:11:13.560

Adam Kaufman: Well, you would then asked me to while you have the hearing for the for these permits.

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02:11:14.160 --> 02:11:14.580

Adam Kaufman: At the end

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02:11:15.060 --> 02:11:25.920

Roland Baroni: You can't judge. This is not a legislative action. It's an administrative action. So you just can't stop it, take it to a decision after public Harry

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02:11:26.430 --> 02:11:29.280

Christopher Carthy: Thank you. Roman. That's what I'm getting into. Okay, that makes sense.

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02:11:29.520 --> 02:11:42.570

Christopher Carthy: Yep. Okay. That's that makes a lot of sense. So then, at some point we're going to get to a point where there's nothing left to ask the applicant in terms of presentation to us and we're going to recommend that we go to a public hearing

1109

02:11:43.290 --> 02:11:51.750

Christopher Carthy: Yes. Question was, before we go to that public hearing. Do we have everything we want so that when we speak to the public, we know what we're talking about, essentially.

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02:11:52.830 --> 02:11:53.430

Christopher Carthy: And

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02:11:55.530 --> 02:11:56.190

Christopher Carthy: You know, what am I

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02:11:56.250 --> 02:12:00.570

Adam Kaufman: Want to give you want to have enough information for the public to me.

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02:12:01.560 --> 02:12:19.080

Christopher Carthy: What my concerns here is is I mean because we have no experience with this Phil material. For example, this block material which may or may not be a good thing. Maybe a wonderful thing, and may not be, um, but, I mean, the reality, too, is

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02:12:20.580 --> 02:12:23.700

Christopher Carthy: You know this town engineer job you

1115

02:12:24.720 --> 02:12:28.290

Christopher Carthy: Your team. This is new to your team to I would think. Correct.

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02:12:30.360 --> 02:12:33.090

Joe Cermele: Yeah, I, personally, I haven't seen this used anywhere.

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02:12:33.300 --> 02:12:33.570

Right.

1118

02:12:34.860 --> 02:12:36.600

Joe Cermele: I don't believe anybody in my office as

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02:12:37.470 --> 02:12:42.810

Christopher Carthy: You know, my, my other concern, too, is, you know, in the placement of this material. We're now relying on

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02:12:43.860 --> 02:12:54.900

Christopher Carthy: construction techniques that are true and try residentially in the area as well. I mean granted I granted that the soul of the parkway have done it.

1121

02:12:55.230 --> 02:13:09.540

Christopher Carthy: But there's a different scope and expertise that goes on when you do a song little number. So, a moment of a parkway project that when you do a drive one on a residential property that's all that's just something for us to think about as well.

1122

02:13:09.990 --> 02:13:11.280
Larry Ruisi: Maybe not this case.

1123
02:13:18.660 --> 02:13:23.940
Adam Kaufman: I think it is reasonable to get the to refer this to the conservation board and get their

1124
02:13:24.360 --> 02:13:26.010
Christopher Carthy: Input. Mm hmm.

1125
02:13:26.190 --> 02:13:31.500
Adam Kaufman: See how the board feels. And I think at this point, you have a lot of the information, who requested from the

1126
02:13:32.010 --> 02:13:32.610
Agreement.

1127
02:13:33.990 --> 02:13:41.340
Joe Cermele: And the only thing with doing that. It's probably not a bad idea to get some initial feedback. But as the plan develops is going to be

1128
02:13:42.060 --> 02:13:52.800
Joe Cermele: More encroachment and more disturbance in the buffer, I imagine. By the time you do pull off lanes and maybe some shoulder areas you do some stormwater mitigation areas, it's going to add

1129
02:13:53.850 --> 02:13:55.170
Joe Cermele: To the disturbance levels.

1130
02:13:55.290 --> 02:13:56.940
Adam Kaufman: Okay. Well, we certainly want

1131
02:13:58.440 --> 02:14:04.170
Adam Kaufman: Yeah, we certainly want to bring that full picture to the conservation board so that that is important.

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02:14:07.500 --> 02:14:19.170
Joe Cermele: I don't know if it makes sense to go there for an initial, you know, maybe a work session or some you know preliminary meeting to get some feedback, but I don't know that it's really right for a recommendation or not.

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02:14:21.600 --> 02:14:24.570

Steven Sauro: The conservation board go out there on the on the sidewalk.

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02:14:24.990 --> 02:14:25.590

Adam Kaufman: Yeah, there was

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02:14:27.750 --> 02:14:36.510

Steven Sauro: Just a quick question. And there has been many a few iterations, since you first for since the first sidewalk in there since the first presentation.

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02:14:37.020 --> 02:14:55.590

Steven Sauro: I seems that you've kind of honed in on this particular your, your, so to speak. Favorite plan, it would it be wise because it is because it's not an easy application to restate that out and maybe take another look. Where is that is that not just wasting your time.

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02:14:57.810 --> 02:15:01.350

Peter Gregory: Which which would you like to see are the most recent plan. The most reason though.

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02:15:02.520 --> 02:15:12.930

Steven Sauro: I'm just trying to Pete. I'm not again trying to waste time or or make the applicant spend time and treasure, but in other words it has changed a few times since

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02:15:13.800 --> 02:15:26.280

Steven Sauro: Since you've been back, would it be at all advantageous to maybe steak it out strings or whatever and so on and so forth, whatever you have to do to maybe just give it give us a better idea of where the final

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02:15:28.110 --> 02:15:29.460

Steven Sauro: layout is going to be

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02:15:30.690 --> 02:15:48.540

Peter Gregory: Because I don't think it's difficult to do that. I think we can even use a color coded flagging to show which you know which centerline layout refers to which plan and you can actually see in the field, comparing each layout to one another. I don't think it would be difficult to do that.

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02:15:49.140 --> 02:15:51.600

Larry Ruisi: Peter, how much has changed since our sidewalk.

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02:15:53.370 --> 02:16:05.160

Peter Gregory: It's generally in the same location with the exception that it's extending further into the site before we make the right hand turn, and it's, it was, it was done in a way to avoid the wetlands.

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02:16:05.250 --> 02:16:05.580

Larry Ruisi: Okay.

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02:16:05.760 --> 02:16:07.320

Peter Gregory: Thank you. Wetlands were flagged out there.

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02:16:07.380 --> 02:16:07.590

Larry Ruisi: Yeah.

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02:16:07.680 --> 02:16:15.150

Nazar Massouh: Now I remember saying, I do think i think there, you make a good point. It hasn't changed that much from the second layer from second to third

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02:16:15.240 --> 02:16:15.600

Peter Gregory: That's true.

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02:16:15.660 --> 02:16:23.130

Nazar Massouh: Right, so then it's very. I mean, it's probably within five or 10 feet. And so it's not materially different

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02:16:28.140 --> 02:16:33.360

Nazar Massouh: We're happy to do that. If, if that would help you kind of visualize it well.

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02:16:34.110 --> 02:16:34.410

Nazar Massouh: You know,

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02:16:34.500 --> 02:16:46.200

Larry Ruisi: It just anyway, it seems to me that there's a lot more that needs to be done here. Now, in terms of presenting the planning going through and dealing with steep slope dealing with wetlands dealing

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02:16:46.830 --> 02:16:57.840

Larry Ruisi: Conservation dealing with all the things that need to be dealt with before we can really sit back and say, now we understand the whole picture. You know, I'm not, I'm not sure.

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02:16:58.920 --> 02:17:00.600

Larry Ruisi: What you know

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02:17:02.250 --> 02:17:04.380

Larry Ruisi: What you're looking for from us tonight.

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02:17:06.390 --> 02:17:06.990

Christopher Carthy: I think you're right.

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02:17:10.170 --> 02:17:10.560

Larry Ruisi: And

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02:17:12.180 --> 02:17:18.360

Larry Ruisi: Finally, you know it's it's just, it seems to me it's the nature of the beast that you've got to get this to a point.

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02:17:19.200 --> 02:17:27.780

Larry Ruisi: Where okay we can address all the various issues and have your final proposal and how you're going to mitigate and how you're going to deal with runoff.

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02:17:28.200 --> 02:17:36.270

Larry Ruisi: Before we can really sign off on it before conservation can sign off on it. And I think, unfortunately, you know,

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02:17:36.840 --> 02:17:46.320

Larry Ruisi: You run the risk that it you know it you know as you go through this, maybe, maybe you'll decide it doesn't work or or maybe there'll be other issues, but I don't think

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02:17:46.800 --> 02:17:55.200

Larry Ruisi: That as a committee. Right now, we can give you any type of guarantee whatsoever. You know, it's, it sounded to me like you were looking for something

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02:17:55.200 --> 02:17:55.740

Larry Ruisi: Like that.

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02:17:56.070 --> 02:18:00.000

Larry Ruisi: We're at the beginning of this meeting, but I'm not sure that that's really feasible.

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02:18:00.300 --> 02:18:01.710
Kory Salomone: Well, I mean isn't

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02:18:01.980 --> 02:18:11.850

Kory Salomone: Any sort of guarantee. I'm sorry, we were just looking for a little more feedback at the last meeting we you know we were told to go back and provide a conceptual site plan for eight Davis.

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02:18:11.880 --> 02:18:13.770

Larry Ruisi: Right, and I think that's very helpful.

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02:18:13.950 --> 02:18:25.440

Kory Salomone: I think that was one of us young for you this evening was that conceptual site plan. And you also ask for additional information on the geo foam blocks right we might. And so that was really what this submission

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02:18:25.530 --> 02:18:26.640

Larry Ruisi: Okay thank you Corey.

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02:18:27.630 --> 02:18:39.660

Nazar Massouh: And I think from our point of view, if I may add as an as an owner will work within the constraints on the mitigation the steep slopes Larry will, will those are big.

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02:18:39.690 --> 02:18:40.530

Nazar Massouh: But they're not

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02:18:42.300 --> 02:18:55.980

Nazar Massouh: deal breakers in terms of the work, but the driver will be where it's currently proposed to be and the amount of fails phone will need to bring in will be what we propose. So I think what

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02:18:56.460 --> 02:19:04.260

Nazar Massouh: The guidance, we're looking for is, you know, much like from the first meeting when we revise the plans than the second meeting.

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02:19:04.770 --> 02:19:17.790

Nazar Massouh: You suggested some feedback on a call, which we've done. Now we're kind of looking for guys okay heading in the right direction. I don't know what the right I'm not familiar with these apologize. I don't know what the right nod is. But then, okay.

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02:19:18.870 --> 02:19:29.070

Nazar Massouh: We're looking for guidance that we're heading in the right direction, provided you can satisfy all the engineering pieces in the conservation board requirements that you, you guys.

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02:19:30.030 --> 02:19:38.100

Nazar Massouh: I don't know what the right word is but support us moving forward, recognizing that the actual vote cannot take place right now we're looking for as a good as a

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02:19:39.030 --> 02:19:47.940

Nazar Massouh: As a citizen of it and as a member of the same community as you guys, I'm just looking for and not have support, so we are not wasting our time.

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02:19:50.250 --> 02:19:51.090

Roland Baroni: But the planning.

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02:19:53.430 --> 02:19:55.080

Roland Baroni: The planning board will benefit.

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02:19:57.000 --> 02:20:08.460

Roland Baroni: From the advice of the conservation board and other professionals as it goes forward. So to give you that advice now is really premature.

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02:20:13.230 --> 02:20:21.270

Nazar Massouh: If we're going to find the fatal flaw in that process, as I think somebody alluded to, we will ourselves. Stop right i mean we can't

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02:20:21.870 --> 02:20:38.550

Nazar Massouh: Proceed it, but we don't expect that based on the preliminary work that we do. So if we can come back to you after the conservation board. And after we finished all the engineering and it looks like this. And we didn't find the fatal flaw, which we don't expect

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02:20:40.950 --> 02:20:46.440

Nazar Massouh: You will make your final decision, but most of the facts will be exactly the way that they are laid out right now.

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02:20:47.580 --> 02:20:55.590

Roland Baroni: It conservation board has to look at it, the public hearing has to occur feedback from your neighbors will be important.

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02:20:55.980 --> 02:21:03.150

Roland Baroni: Some of your neighbors may choose to go out and get their own professionals those opinions may be important to the planning board.

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02:21:03.630 --> 02:21:14.430

Roland Baroni: So there's a whole process here that has to unfold in the planning board really can't give you any indication of support without having heard the all that information.

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02:21:15.570 --> 02:21:27.960

Nazar Massouh: Yes, we understand that, by the way, I'm the neighbors. The neighbors that are may be impacted one visually one adjacent we've already engaged with them. So they're fully on board and they're engaged actually in developing these plans.

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02:21:28.410 --> 02:21:39.210

Larry Ruisi: All but as we, as we discussed earlier. And I think when you do come back. I think you need a fine point on how you calculate the amount of trucks that are going to travel up that road.

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02:21:40.470 --> 02:21:48.420

Larry Ruisi: You know, we've heard a number today. A 250 down to 28 and to me that's that's that's too dramatic of a difference.

1190

02:21:48.870 --> 02:21:55.560

Larry Ruisi: And you know I know from other things that I do in a town that road is about to be paved. And the last thing you know

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02:21:55.890 --> 02:22:13.740

Larry Ruisi: We obviously want to do is pay but road and have 200 trucks come over it. So you know that and that also will impact other neighbors in the neighborhood. So it's, it's, I think it's important that we we actually understand that and I think you need to find a point on that, on that number.

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02:22:14.880 --> 02:22:18.960

Nazar Massouh: And I'm very excited to hear that that road will get paid out. But actually, and so will

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02:22:20.130 --> 02:22:22.590

Larry Ruisi: We've been working on it for four years and

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02:22:22.950 --> 02:22:25.050

Larry Ruisi: We're pretty close to getting it all done so.

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02:22:25.680 --> 02:22:36.570

Nazar Massouh: That's great. Yeah, it was patched up. I think I spoke with Barry about getting it patched up and get patched up so we were actually hoping that we'll get this done this winter so that way when it gets repaved we already done with our project.

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02:22:36.780 --> 02:22:40.110

Larry Ruisi: Probably not. Probably not this winter. I think they're almost done, paving

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02:22:40.200 --> 02:22:42.600

Nazar Massouh: But no, what I meant for

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02:22:42.900 --> 02:22:44.130

Nazar Massouh: Our project done

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02:22:44.250 --> 02:22:44.790

Larry Ruisi: Oh, I

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02:22:45.150 --> 02:22:48.480

Nazar Massouh: Was on a ahead of the paving so we'll be done before they start paving

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02:22:49.980 --> 02:22:53.040

Christopher Carthy: The truth of the matter is you proceed now. I think we're rolling is

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02:22:53.190 --> 02:23:05.490

Christopher Carthy: Devising continue to proceed at your own risk because the bottom line is the planning board is simply not the position to give you a nod right now procedurally that's not how we act.

1203

02:23:12.570 --> 02:23:21.420

Kory Salomone: So Joe, can I just ask you a question. Are you proposing that we essentially prepare fully engineered plans prior to going over to conservation work.

1204

02:23:23.130 --> 02:23:34.380

Joe Cermele: No, I think I said just the opposite. If you want to go there and get some preliminary feedback. I think that makes some sense. But I wouldn't recommend that they issue a recommendation or not until they see a more developed plan.

1205

02:23:35.130 --> 02:23:38.460

Kory Salomone: That's a multiple columns going to require additional disturbances.

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02:23:38.460 --> 02:23:42.630

Joe Cermele: For stormwater mitigation, you know, whatever, whatever goes along with

1207

02:23:43.200 --> 02:23:50.100

Joe Cermele: The final layout of the driveway with we talked about shoulders and pull off areas and you know it's it's going to change the plan is going to change the

1208

02:23:50.580 --> 02:24:03.870

Joe Cermele: Levels of disturbance. It's going to require more mitigation. So I wouldn't want the conservation board to see the plan that you have tonight and issue recommendation, knowing that it will likely change and those disturbances will get increased. That's all.

1209

02:24:04.320 --> 02:24:14.340

Kory Salomone: Okay, so then get the referral to the conservation board this evening. Go over there, get their initial feedback, maybe that impacts and influences how we develop the plans moving forward.

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02:24:15.270 --> 02:24:26.940

Kory Salomone: Then you know more fully develop them and go back to you guys for your impact input and then back to conservation one final time with, you know, quote unquote final plans and then they can make their referral back to you.

1211

02:24:27.120 --> 02:24:28.380

Christopher Carthy: Right, that's not how I heard it.

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02:24:31.590 --> 02:24:45.090

Christopher Carthy: I didn't hear that we were that I was recommending that we actually refer to the z to the conservation board. I thought you're suggesting more of a work session with the existing plan, just to

1213

02:24:46.740 --> 02:24:55.560

Christopher Carthy: Give you some information proceed as opposed to a referral to them listen referral will be premised upon a finished plan in my right or wrong zone.

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02:24:57.780 --> 02:25:02.280

Joe Cermele: Well, is it a referral. Either way, Adam. I think you would have to refer to the to the gods.

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02:25:03.810 --> 02:25:07.080

Adam Kaufman: I don't see any harm and starting the process and

1216

02:25:07.170 --> 02:25:12.630

Joe Cermele: I think my only point was, if they go there with the understanding that it wouldn't be a you know one and done meeting.

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02:25:12.630 --> 02:25:19.920

Kory Salomone: Right, yeah, don't get the recommendation back to the planning board after meeting one get their input to influence how we design our plans and then go back to both boards.

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02:25:20.070 --> 02:25:27.750

Joe Cermele: Yep, they may have some concerns that haven't been expressed yet. And they would have to be, you know, taken into consideration with the driveway design so

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02:25:28.080 --> 02:25:29.100

Joe Cermele: I think it makes sense that

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02:25:29.310 --> 02:25:29.880

Joe Cermele: Feedback.

1221

02:25:30.180 --> 02:25:42.840

Christopher Carthy: What about your idea about doing a work session would be conservation board where we put the planning board and the conservation board together as opposed to just having the conservation board acting hearing this by themselves.

1222

02:25:46.230 --> 02:25:47.580

Adam Kaufman: Who you're asking Christopher that

1223

02:25:48.060 --> 02:25:59.520

Christopher Carthy: Another word for me is a preliminary review preliminary review buzz conservation board. Isn't it possible to do that as a work session with the planning board and the conservation board.

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02:25:59.730 --> 02:26:09.120

Christopher Carthy: Do that together. I mean this project two strikes me that that would be more constructive than just hearing back from the conservation board.

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02:26:11.970 --> 02:26:12.540

Adam Kaufman: You can do that.

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02:26:14.640 --> 02:26:16.380

Christopher Carthy: Board members. Do you have an opinion on that.

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02:26:20.370 --> 02:26:27.270

George: We haven't seen this plan with foam blocks we haven't seen the reduced number of trucking we haven't seen the

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02:26:28.290 --> 02:26:38.460

George: Mitigation for the steep slopes and the new configuration. There are a lot of things that are brand new to us. And so they would need those.

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02:26:39.720 --> 02:26:47.790

George: That they would need time our next meeting is November 17 so we're not going to get front of the conservation board then

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02:26:55.710 --> 02:27:00.270

Christopher Carthy: But George. What do you think of the idea of doing a collaborative meeting between the planning board and because

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02:27:00.570 --> 02:27:02.370

George: I think it's very efficient. I think

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02:27:03.900 --> 02:27:12.870

George: More prismatic look at this project from different points of view together will spark, more, more questions and

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02:27:14.190 --> 02:27:19.140

George: It insights into what needs to be done, it'll give us time to do some research on these blocks.

1234

02:27:20.490 --> 02:27:26.490

George: To see what their environmental impact is I'm the point you made about the fire trucks going up that road.

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02:27:28.290 --> 02:27:46.440

George: Is a very good one. I mean things need to be studied when it comes to this material. So the overall design. The, the impact of

medications. That's going to change you bring in 5000 cubic yards of soil verses

1236

02:27:47.760 --> 02:28:00.720

George: 20 trucks 30 trucks of phone that that's different element. And quite frankly, I mean, we don't have really longevity with the experience of these this phone block.

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02:28:02.220 --> 02:28:10.950

George: How to do to use it on the Sawmill River Parkway what capacity. Where was it. What was it an alternative to and why did they do it.

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02:28:12.360 --> 02:28:15.420

George: Number of questions that I'd like to have answered before.

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02:28:16.440 --> 02:28:17.700

George: We go forward with this.

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02:28:20.670 --> 02:28:21.210

Christopher Carthy: And things

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02:28:22.470 --> 02:28:34.410

Christopher Carthy: So planning board members. How about this, we would burn this application to a joint plan board conservation board work shop meeting.

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02:28:35.790 --> 02:28:37.200

Christopher Carthy: Does that sound construction.

1243

02:28:40.110 --> 02:28:40.950

Christopher Carthy: Board members.

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02:28:42.930 --> 02:28:44.250

Steven Sauro: I'm up for it if it helps

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02:28:46.170 --> 02:28:48.570

Larry Ruisi: I think, or why not. Okay. Okay.

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02:28:49.350 --> 02:28:52.200

Christopher Carthy: So, so, Adam.

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02:28:54.360 --> 02:28:57.000

Christopher Carthy: Is that require a emotional part

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02:28:58.650 --> 02:28:59.100

Adam Kaufman: Now,

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02:28:59.970 --> 02:29:02.040

Adam Kaufman: To figure out when we're going to do it and

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02:29:02.760 --> 02:29:06.600

Adam Kaufman: I'm assuming you want to do it before a planning board meeting.

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02:29:06.990 --> 02:29:08.940

Christopher Carthy: That would be that's okay with me.

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02:29:09.510 --> 02:29:13.980

Adam Kaufman: All right then, you know, Val, and I will just need to work and coordinate with the conservation. Boy, you know,

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02:29:16.230 --> 02:29:26.160

Christopher Carthy: If it had to be another time. It could be, if that's what we came through, but you know i'm planning board meetings like the meeting. We have tonight, quite frankly, doing on a different night might be better.

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02:29:27.930 --> 02:29:29.220

Adam Kaufman: What, what was your view Christopher

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02:29:30.060 --> 02:29:38.700

Christopher Carthy: Planning Board meeting that we have is like tonight, then doing it on another night might be better, you know, depends on the agenda of the planning board meeting, you know,

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02:29:39.240 --> 02:29:39.690

Maybe

1257

02:29:43.290 --> 02:29:44.940

Michael Pollack: Tomorrow. Anyway, so

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02:29:46.590 --> 02:29:46.860

Adam Kaufman: Yeah.

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02:29:49.320 --> 02:29:49.890

Christopher Carthy: Okay.

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02:29:49.980 --> 02:29:50.700

Adam Kaufman: I'll work on that.

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02:29:51.360 --> 02:29:54.030

Christopher Carthy: Thank you. Alright. Thank you, gentlemen.

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02:29:54.270 --> 02:29:56.550

Kory Salomone: Thank you know the date.

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02:29:56.940 --> 02:29:58.320

Christopher Carthy: Yep we'll let you know.

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02:29:58.380 --> 02:30:00.570

Nazar Massouh: Thank you for your consideration input.

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02:30:01.020 --> 02:30:01.800

Kory Salomone: Appreciate it.

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02:30:03.060 --> 02:30:03.420

Christopher Carthy: Like

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02:30:03.870 --> 02:30:04.260

That

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02:30:07.980 --> 02:30:14.520

Christopher Carthy: We next application before us is at Lafayette Avenue.
A minute a plan, change of us.

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02:30:32.160 --> 02:30:33.180

Adam Kaufman: Christopher. Are you there.

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02:30:33.330 --> 02:30:36.600

Adam Kaufman: Yes. Okay. All right, we have the applicant on the line.

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02:30:37.230 --> 02:30:41.280

Christopher Carthy: I said the. The next item before it's at Lafayette Avenue. You hear me say it.

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02:30:42.360 --> 02:30:42.690
Adam Kaufman: Yep.

1273
02:30:43.680 --> 02:30:43.920
Yeah.

1274
02:30:46.320 --> 02:30:48.540
Sarah: Hi, good evening. Evening everyone. Can you hear me.

1275
02:30:48.660 --> 02:30:49.590
Yes.

1276
02:30:51.780 --> 02:30:52.140
Christopher Carthy: Good evening.

1277
02:30:54.060 --> 02:30:55.200
Sarah: Good evening. How are you

1278
02:30:58.800 --> 02:31:00.630
Sarah: Ready. I'm gonna share my screen.

1279
02:31:06.330 --> 02:31:13.200
Sarah: Okay, so I'm here again, on behalf of at Lafayette Avenue. I'm currently occupied by growth products.

1280
02:31:14.820 --> 02:31:22.860
Sarah: So in response to the comments that we received during the last meeting we made a couple of changes to the plans.

1281
02:31:25.890 --> 02:31:32.730
Sarah: The first change being to the configuration of the loading docks, we went back and

1282
02:31:34.380 --> 02:31:38.880
Sarah: Are now retaining this loading dock here which we refer to as a loading dock.

1283
02:31:40.680 --> 02:31:42.510
Sarah: Small loading dock number two.

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02:31:43.770 --> 02:31:47.670

Sarah: Originally we had been proposing to parking spaces here, but given the

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02:31:48.570 --> 02:31:49.140

Christopher Carthy: Shared you

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02:31:49.260 --> 02:31:50.760

Christopher Carthy: You haven't shared your screen yet.

1287

02:31:51.060 --> 02:31:51.840

Sarah: Oh, I'm sorry.

1288

02:31:51.870 --> 02:31:53.520

Christopher Carthy: You sound like you think you're sharing

1289

02:31:57.210 --> 02:31:58.380

Sarah: All right. Can you see me now.

1290

02:31:58.650 --> 02:32:01.860

Sarah: Yes. Okay. Perfect. Alright, so

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02:32:03.750 --> 02:32:14.040

Sarah: As I was saying. So we've replaced the two parking spaces that we had originally been proposing at this loading dock here since we were going to be retaining the existing

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02:32:14.820 --> 02:32:27.120

Sarah: Garage door that location. We had received a comment that it may make more sense to to leave that loading dock, as it is and to obtain the additional variance for those parking spaces.

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02:32:28.890 --> 02:32:40.020

Sarah: So from the application that you guys would have seen at the previous meeting. We actually have three less parking spaces. The two that would have been at the loading dock, as well as one parking space.

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02:32:42.060 --> 02:32:48.420

Sarah: Actually yes one parking space that would have been. We're at the ADA ramp that is now proposed is located.

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02:32:49.620 --> 02:32:59.250

Sarah: So the day ramp is running north from the entry to the accessible. I'll for the parking space.

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02:33:01.200 --> 02:33:07.350

Sarah: This was kind of the best arrangement we could come up with in order to limit the number of parking spaces that we would lose

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02:33:10.110 --> 02:33:14.850

Sarah: And I think that that's pretty much the changes from the previous meeting.

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02:33:16.890 --> 02:33:27.540

Sarah: I believe the majority of the comments that we we got in the latest memos are are still remnants of of the previous comments. There was one item that had come up

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02:33:28.800 --> 02:33:43.200

Sarah: A question regarding the color of the pavement markings and I just wanted to clarify whether there are any specific colors that are required for the ADA parking areas.

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02:33:44.430 --> 02:33:45.540

Sarah: For North castle.

1301

02:33:48.960 --> 02:33:50.580

Joe Cermele: Just Blue. Blue markings.

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02:33:52.650 --> 02:33:53.430

Regulations.

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02:33:55.050 --> 02:33:57.840

Joe Cermele: white or yellow for the standard spaces. It's up to you.

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02:33:58.110 --> 02:33:59.760

Sarah: Right, okay. Okay, great.

1305

02:34:03.030 --> 02:34:11.790

Sarah: Yeah, I think the only thing that's still remains a question is, you know, the current proposed.

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02:34:12.810 --> 02:34:15.180

Sarah: site plan we have for loading docks.

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02:34:17.310 --> 02:34:25.590

Sarah: One of which is located in the easement. One is towards the center of the building. And then we have these two loading docks, that are non compliant size.

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02:34:26.820 --> 02:34:31.830

Sarah: were required to have three little dots. We have four but two of which are non complying

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02:34:33.450 --> 02:34:38.310

Sarah: So there's a question of whether there's any additional variances required for those loading docks.

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02:34:40.200 --> 02:34:47.520

Adam Kaufman: Yeah, and I think we're, you know, we're continuing to process the application, we now received comments from the police department they were talking about.

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02:34:48.330 --> 02:34:59.430

Adam Kaufman: SOME CONCERNS. SOME significant concerns about how deliveries are are happening on the site and tractor trailers blocking the entirety of the road if you saw that

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02:35:00.180 --> 02:35:00.750

Sarah: If I did.

1313

02:35:01.050 --> 02:35:12.870

Adam Kaufman: Police Department also talked about a skill on one of the trucks in the neighborhood that close the road for several hours and was hazardous. So that's something concerned.

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02:35:15.450 --> 02:35:16.260

Adam Kaufman: We

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02:35:17.340 --> 02:35:20.070

Adam Kaufman: Received today late today.

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02:35:21.240 --> 02:35:30.180

Adam Kaufman: Some preliminary comments from ETS about the SDS sheets that were submitted. I guess the biggest takeaway from that is they're

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02:35:30.180 --> 02:35:31.020

Adam Kaufman: Concerned about

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02:35:31.050 --> 02:35:36.690

Adam Kaufman: Any possibility of chemicals, leaving the site and ending up in the Bronx River.

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02:35:37.920 --> 02:35:46.560

Adam Kaufman: And another major comment that I recall, was that possibly we didn't get the SDS sheets for all the chemicals that were proposed.

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02:35:47.190 --> 02:35:52.410

Sarah: Yes, ice, I saw, I didn't have a chance to get too in depth, but yes I did.

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02:35:52.560 --> 02:35:54.030

Adam Kaufman: Not, I don't think any of us have

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02:35:55.800 --> 02:36:01.290

Adam Kaufman: But I think that's where we are is really, you know, an interim review tonight.

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02:36:02.400 --> 02:36:03.300

Adam Kaufman: status update

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02:36:06.570 --> 02:36:15.360

Sarah: Okay, so does that change any of the forward movement in terms of going to the Zoning Board for the variances.

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02:36:16.500 --> 02:36:23.940

Adam Kaufman: Well, at this point, you've now fully coordinated with the building department. So we know that what the number of spaces. What is it five now.

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02:36:24.570 --> 02:36:33.300

Adam Kaufman: It's five yet. Correct. Yeah. So I don't see any reason why we wouldn't refer that over to the CBI get that piece of this review going

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02:36:34.800 --> 02:36:35.400

Sarah: Okay, great.

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02:36:36.990 --> 02:36:39.660

Adam Kaufman: Just a Board have any concern about doing that.

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02:36:42.180 --> 02:36:42.450

Christopher Carthy: Yeah.

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02:36:44.940 --> 02:36:46.890

Adam Kaufman: Just the board. Want to make a referral now.

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02:36:48.510 --> 02:36:52.950

Christopher Carthy: I'm making motion that we send the applicants in CVA okay

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02:36:56.250 --> 02:36:56.820

Christopher Carthy: Seconds.

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02:36:57.780 --> 02:36:58.110

Steven Sauro: I'll set

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02:36:59.880 --> 02:37:02.010

Christopher Carthy: My Larry. Second. All in favor.

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02:37:02.340 --> 02:37:03.990

Christopher Carthy: I think you

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02:37:04.680 --> 02:37:04.800

Know,

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02:37:06.780 --> 02:37:09.810

Adam Kaufman: I don't know if there's much more, we're going to accomplish tonight.

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02:37:11.040 --> 02:37:11.640

Adam Kaufman: You know, I think.

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02:37:12.750 --> 02:37:22.530

Adam Kaufman: The marching orders are in my memo and in in Joe's memo. We're going to get some further comments from ETS the optimal process of the Zoning Board and we'll go from there.

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02:37:23.040 --> 02:37:23.400

Okay.

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02:37:24.990 --> 02:37:26.880

Christopher Carthy: Fine, thank you.

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02:37:26.970 --> 02:37:30.150

Adam Kaufman: Sarah. Is there anything else you want to cover tonight that we did.

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02:37:32.190 --> 02:37:36.720

Sarah: No, I don't believe so. I don't really have much in terms of updates on the

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02:37:37.740 --> 02:37:44.430

Sarah: The chemical storage. I mean, I know that they are continuing to remove the raw materials from the building.

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02:37:45.840 --> 02:37:53.400

Sarah: My understanding is that the majority of those raw materials are are have already been removed, and it's just the the finished goods that are still being stored

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02:37:54.120 --> 02:38:00.720

Sarah: But I have to get some additional clarification from the owner on that, as you know, there there's, you know, scaling down their operations there.

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02:38:02.010 --> 02:38:03.840

Sarah: So, you know, it's kind of an evolving.

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02:38:05.670 --> 02:38:06.780

Sarah: And evolving.

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02:38:07.980 --> 02:38:08.820

Sarah: Process. So

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02:38:11.010 --> 02:38:11.970

Sarah: Anyway, just

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02:38:13.170 --> 02:38:13.890

Sarah: That's where we are.

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02:38:14.550 --> 02:38:14.880

Okay.

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02:38:16.200 --> 02:38:27.540

Christopher Carthy: AND WE WASTING THEIR. I mean, board members are we wasting their money to some extent on reviewing all of the chemicals which I know that's important but

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02:38:28.770 --> 02:38:39.060

Christopher Carthy: You see a point is in the very near future where those chemicals will not be in that building. I guess that's a question for Sarah. Is there a point where those chemicals will not be in the building.

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02:38:41.070 --> 02:38:54.210

Sarah: Well, my, my understanding is that they will no longer have any of the raw chemicals. By the end of this year, there still are finished goods and I'm not sure you know exactly what

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02:38:55.740 --> 02:39:05.940

Sarah: Requirements if any of their are for the storage of those materials you know and how that might differ from the raw materials, it's not really something I have enough knowledge on set to

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02:39:05.940 --> 02:39:06.210

Come

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02:39:07.890 --> 02:39:14.520

Sarah: But it. My understanding is that the all the raw materials would be no longer in that building. By the end of the year, so

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02:39:15.630 --> 02:39:20.910

Christopher Carthy: The SDS sheets cover the fabricated materials or, you know, the compounding materials.

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02:39:21.840 --> 02:39:24.120

Sarah: I believe I believe it's just the raw materials.

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02:39:25.020 --> 02:39:36.900

Christopher Carthy: That's interesting. And what about the compound and materials today, they don't have. I mean, how would if they were on a truck. For example, would they have sex or empty, you know, whatever those are in the New York State field team and kind of

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02:39:37.620 --> 02:39:41.070

Christopher Carthy: Requirement sheets on a truck for those for those materials.

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02:39:42.150 --> 02:39:47.970

Sarah: Unfortunately, that's not something I know the answer to. I would have to reach out to

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02:39:49.350 --> 02:39:50.160

Sarah: Ownership

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02:39:51.300 --> 02:39:54.030

Sarah: I don't have enough knowledge to answer that question.

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02:39:54.150 --> 02:40:04.950

Christopher Carthy: Joe Do you understand my point. In other words, if, if the building is empty of raw material soon. Then they have the compound compound and what are you calling it Sarah finished.

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02:40:05.130 --> 02:40:06.180

Sarah: Finished goods. Yeah.

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02:40:06.270 --> 02:40:11.880

Christopher Carthy: Oh, finished goods. Okay. The finished goods. What example. What's an example to finish good Sarah.

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02:40:13.350 --> 02:40:19.320

Sarah: Oh, well I mean they're they're fertilizers i don't i don't know exactly what kind but

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02:40:20.160 --> 02:40:21.630

Christopher Carthy: Hold the package typically

1371

02:40:24.270 --> 02:40:39.090

Sarah: I think it depends on what exactly it is, I know that they they had bottling equipment in this building, which, you know, has been in the process of being broken down. So I believe a lot of is bottled that I'm not sure if that's the case for everything.

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02:40:40.230 --> 02:40:48.750

Christopher Carthy: But everything you know you're talking about like January forward everything that's stored in this building is going to be finished product that's packaged somehow correct

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02:40:49.500 --> 02:40:57.750

Sarah: Correct. They're gonna they're finishing up you know all of the processing of the goods in White Plains.

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02:40:58.830 --> 02:41:08.280

Sarah: And, you know, after a certain date. They're not. They're no longer having any raw goods shipped to the facility. And you know, I think they were in the process of

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02:41:09.390 --> 02:41:17.550

Sarah: Processing those good that they had in stock and then after those are process and they're just going to be shipping those remaining materials out

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02:41:19.230 --> 02:41:29.430

Christopher Carthy: I'm sorry. So are we getting any feedback from he is on the finished goods on the finished product, not just the raw compounds that go into the manufacturing process, but the actual finished product.

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02:41:30.090 --> 02:41:32.970

Adam Kaufman: I would expect that. But I'll have that conversation with

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02:41:33.720 --> 02:41:41.250

Christopher Carthy: That just strikes me is becoming more important data in the future. In the process, what's actually going to be in the building as opposed to

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02:41:41.250 --> 02:41:42.390

Adam Kaufman: Yeah, I was under

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02:41:42.510 --> 02:41:42.930

Christopher Carthy: The building

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02:41:42.960 --> 02:41:48.960

Adam Kaufman: I was not under the impression we weren't seeing everything that was in the building. So we'll, we'll figure that out.

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02:41:49.230 --> 02:41:49.560

Okay.

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02:41:52.140 --> 02:41:52.770

Christopher Carthy: Thank you.

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02:41:54.120 --> 02:41:54.720

Christopher Carthy: Thank you, sir.

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02:41:55.410 --> 02:41:55.860

Sarah: Thank you.

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02:41:56.340 --> 02:41:56.790

Goodnight.

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02:42:04.110 --> 02:42:11.100

Christopher Carthy: The next item before us is 164 East middle patent road and

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02:42:12.990 --> 02:42:14.490

Christopher Carthy: It's a site plan discussion.

1389

02:42:42.630 --> 02:42:43.140

Christopher Carthy: Hello.

1390

02:42:43.830 --> 02:42:44.250

Lou Demasi: Hello there.

1391

02:42:45.180 --> 02:42:51.180

Christopher Carthy: You just turn off your so you just watching it on zoom case you have on somewhere else in the background.

1392

02:42:51.540 --> 02:42:54.060

Lou Demasi: Yeah, just shut it off. Are you getting feedback.

1393

02:42:54.450 --> 02:42:57.450

Christopher Carthy: Yeah, probably not. Thank you.

1394

02:43:03.720 --> 02:43:04.500

Christopher Carthy: Okay, folks.

1395

02:43:08.490 --> 02:43:10.020

Christopher Carthy: So take it away.

1396

02:43:11.730 --> 02:43:20.940

Lou Demasi: Good evening, all I'm seeing the architect perceived Florida. That's also on the zoom call and Juliana that's on as well as the landscape architect to help us out with this project.

1397

02:43:21.930 --> 02:43:34.020

Lou Demasi: As you may or may not know this isn't a designated scenic roadway what we're looking to do is improve the house in the property. I'm going to try to share my screen now.

1398

02:43:37.650 --> 02:43:45.120

Lou Demasi: So what we have here is the existing one family house, what we're looking to do is add a second story on to it.

1399

02:43:46.710 --> 02:43:58.200

Lou Demasi: I do have the architectural plans if anyone's interested but for right now, what we're focusing on is improving the property. I'm removing some features like the deck that's they're

1400

02:43:59.190 --> 02:44:11.820

Lou Demasi: fixing up the driveway. We'll talk about the pool, a little bit. And obviously, removing some trees, but also replacing those trees in in the front yard with this Landscaping plan that's here.

1401

02:44:14.520 --> 02:44:19.830

Lou Demasi: See the as far as the architecture of the building. We did go in front of the

1402

02:44:20.940 --> 02:44:25.950

Lou Demasi: ARV we were approved for the building as as shown here.

1403

02:44:27.060 --> 02:44:39.180

Lou Demasi: And we also were in front of the CVA for some variances for non conforming of the second floor. And in order to, you know, do the addition to the second floor. We had to get approvals from the CBI

1404

02:44:42.990 --> 02:44:44.940

Lou Demasi: Back to the site plan.

1405

02:44:47.640 --> 02:44:57.720

Lou Demasi: What we're looking to do is remove about 12 trees that are exit out on this plan here. There's a bunch of the back and a couple in the front there are trees that are not in good condition and

1406

02:44:58.380 --> 02:45:13.140

Lou Demasi: We'd like to take them down and then also replace them with some trees in the front and I'll have Julian. Talk to us about that if I'm, if you're interested in that part and on. We're up there's any other questions. Maybe I could start answering

1407

02:45:21.300 --> 02:45:30.600

Christopher Carthy: I guess I just want to remind the boy this is in front of the planning board, particularly as opposed to an RP RC application because of the senior world only right to say that

1408

02:45:30.840 --> 02:45:33.120

Adam Kaufman: That's that's really the only reason right

1409

02:45:36.120 --> 02:45:43.260

Christopher Carthy: Yep. Can you show us this in real, for real life, you know, can you bring up a real view of this

1410

02:45:43.710 --> 02:45:44.220

Adam Kaufman: Other pic

1411

02:45:44.400 --> 02:45:45.210

Lou Demasi: Picture of the house.

1412

02:45:45.450 --> 02:45:46.470

Christopher Carthy: Yeah yeah

1413

02:45:54.060 --> 02:46:07.980

Lou Demasi: We get to, let's see. Let's start with this one here. This is the the road itself. The house here to, you know, left here. It's a single story house right now and what we're looking to do is add a second floor to it.

1414

02:46:09.450 --> 02:46:12.150

Lou Demasi: And also improve the site, obviously.

1415

02:46:13.830 --> 02:46:21.960

Lou Demasi: Right. Another view flicking from aside elevation back towards the garage and foreground here in the background. Sorry.

1416

02:46:23.130 --> 02:46:23.940

Lou Demasi: Then

1417

02:46:25.650 --> 02:46:29.760

Lou Demasi: Here's another view of the driveway and looking at the house itself.

1418

02:46:31.350 --> 02:46:41.130

Lou Demasi: So as you could see the house needs to be, you know, improved. It's not a charming looking house, but hopefully when we're done. Actually, when we're done. It's going to look like a charming house.

1419

02:46:42.240 --> 02:46:45.150

Christopher Carthy: Your driveway elevation areas and changing much

1420

02:46:45.270 --> 02:46:49.920

Lou Demasi: I think we're not changing the driver elevation at all. It's going to stay where it is.

1421

02:46:51.180 --> 02:46:53.790

Lou Demasi: Let me scroll down to the plans itself, just to show you

1422

02:47:04.770 --> 02:47:12.810

Lou Demasi: Here's existing driveway elevation here with our garages, we're adding another story and a half, which is going to be like the family room with the cathedral ceiling there.

1423

02:47:26.910 --> 02:47:27.330

Christopher Carthy: Thank you.

1424

02:47:27.810 --> 02:47:37.050

Lou Demasi: So my understanding is we need to go. I guess for tree removal permit, which would be this board and as well as a site plan approval approval.

1425

02:47:37.770 --> 02:47:38.670

Adam Kaufman: Yep. Okay.

1426

02:47:39.840 --> 02:47:44.460

Adam Kaufman: And you'll need to get a wetlands permit for some of the for the some of this construction.

1427

02:47:44.730 --> 02:47:45.870

Lou Demasi: Going. Yep.

1428

02:47:46.260 --> 02:47:53.760

Adam Kaufman: Right, so, you know, depending on the boards comments. If the board is fairly comfortable with this application, we can refer you to the conservation board tonight.

1429

02:47:54.810 --> 02:47:59.100

Adam Kaufman: Generally speaking, not all that concerned with this project.

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02:48:00.420 --> 02:48:16.110

Adam Kaufman: I think it violates any of the principles of the senior growth scape law. I have some technical comments in here about the dilapidated shed on the property and whether or not, can be rebuilt in that specific location, but we could deal with that later.

1431

02:48:18.240 --> 02:48:20.910

Adam Kaufman: That's, yeah, that's really, really. Yeah.

1432

02:48:23.280 --> 02:48:23.520

Great.

1433

02:48:26.940 --> 02:48:28.050

Lou Demasi: Any concerns from the

1434

02:48:28.560 --> 02:48:29.250

Lou Demasi: Word number

1435

02:48:33.270 --> 02:48:33.930

Michael Pollack: One silly.

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02:48:35.820 --> 02:48:36.390

Lou Demasi: Yeah, sure.

1437

02:48:39.480 --> 02:48:51.870

Michael Pollack: That was just one thing I found confusing on your floor area calculations worksheet. When I was going through the application. And I think you just in paragraph four,

1438

02:48:52.740 --> 02:49:06.810

Michael Pollack: We talked about the amount of floor area contained within the second floor you included the 1100 and 42 feet under existing as opposed to propose. So I think you just need to move it over.

1439

02:49:07.200 --> 02:49:08.520

Michael Pollack: I will not worksheet.

1440

02:49:08.790 --> 02:49:15.330

Michael Pollack: Okay, and it's not substantive but it was confusing when I reviewed the application. So

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02:49:15.930 --> 02:49:16.890

Lou Demasi: I apologize for that.

1442

02:49:16.920 --> 02:49:18.540

Lou Demasi: Thank you for bringing that up. I corrected.

1443

02:49:18.780 --> 02:49:21.630

Michael Pollack: No, no, I'm sorry for being so pedantic

1444

02:49:24.540 --> 02:49:25.980

Lou Demasi: Not should be corrected. But thank you

1445

02:49:34.320 --> 02:49:35.790

Lou Demasi: Any other comments or questions.

1446

02:49:46.470 --> 02:49:47.370

Larry Ruisi: I'll make that motion.

1447

02:49:49.980 --> 02:49:50.250

Christopher Carthy: You

1448

02:49:50.550 --> 02:49:51.210

Larry Ruisi: Yes, it was.

1449

02:49:51.810 --> 02:49:53.970

Christopher Carthy: Made in motion to send it to the conservation board.

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02:49:55.200 --> 02:49:55.890

Steven Sauro: I'll second.

1451

02:49:57.210 --> 02:49:58.110

Christopher Carthy: That you see

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02:49:58.530 --> 02:50:01.560

Christopher Carthy: Yes, sir. Thank you, Steve saying it all in favor

1453

02:50:02.100 --> 02:50:03.930

Christopher Carthy: Aye. Thank you.

1454

02:50:07.380 --> 02:50:08.370

Adam Kaufman: Anything else for the

1455

02:50:09.390 --> 02:50:10.410

Adam Kaufman: For the applicant or

1456

02:50:11.040 --> 02:50:23.070

Christopher Carthy: No straightforward. It's a wonderful improvement. It's a great, great, great improvement, and I think it's you know it's respecting the scenic route and it's all good.

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02:50:23.940 --> 02:50:24.270

Lou Demasi: Thank you.

1458

02:50:25.110 --> 02:50:25.590

Steven Sauro: Agree.

1459

02:50:26.580 --> 02:50:27.480

steve: Thank you for your time.

1460

02:50:28.230 --> 02:50:31.110

Adam Kaufman: Thank you again great night.

1461

02:50:33.240 --> 02:50:39.090

Lou Demasi: For the next meeting. It will be a public meeting, do we talk about that now, or is that something

1462

02:50:39.270 --> 02:50:47.670

Adam Kaufman: Yeah, what I would expect is that after we get comments from the conservation board. We could then if the boardwalk scheduled it Karen.

1463

02:50:49.410 --> 02:50:52.200

Adam Kaufman: Okay, what not to do it that way or

1464

02:50:53.010 --> 02:51:04.620

Christopher Carthy: When is it basically, it would be almost if you will present the presumptions to schedule the public hearing now because we will not be coming to the public, because

1465

02:51:05.160 --> 02:51:07.050

Adam Kaufman: Now, we won't do it now. But when we get the

1466

02:51:07.350 --> 02:51:10.800

Adam Kaufman: Communication from the conservation board if we do, and it's positive.

1467

02:51:10.950 --> 02:51:11.310

Will then

1468

02:51:13.350 --> 02:51:14.370

Adam Kaufman: You know, set the date.

1469

02:51:14.880 --> 02:51:16.350

Lou Demasi: Okay, great. Thank you.

1470

02:51:16.740 --> 02:51:17.220

Christopher Carthy: Thank you.

1471

02:51:18.030 --> 02:51:18.450

Juliana Alzate: Thank you.

1472

02:51:19.260 --> 02:51:19.620

Give

1473

02:51:22.590 --> 02:51:26.310

Christopher Carthy: The next application before us is 17 nor Craig.

1474

02:51:28.740 --> 02:51:29.880

Christopher Carthy: So I plans question.

1475

02:51:30.090 --> 02:51:32.250

Adam Kaufman: Yes, just give me a minute to admit them.

1476

02:51:47.250 --> 02:51:50.880

Adam Kaufman: I do not see any of them in our waiting room.

1477

02:51:52.410 --> 02:51:56.370

Adam Kaufman: Want to move on to the next item and then we can come back to them.

1478

02:51:56.850 --> 02:51:57.390

Come back.

1479

02:51:59.040 --> 02:52:05.550

Christopher Carthy: The next item is for any mainstream. It's a reference or writing plan for Wells Fargo Bank.

1480

02:52:11.760 --> 02:52:13.950

Adam Kaufman: We don't have anyone for that either.

1481

02:52:15.570 --> 02:52:17.670

Adam Kaufman: One of us get to the next one. Yeah.

1482

02:52:17.970 --> 02:52:19.230

Christopher Carthy: Well, the next one is just a

1483

02:52:19.650 --> 02:52:20.730

Adam Kaufman: wetland mitigation.

1484

02:52:20.970 --> 02:52:23.310

Adam Kaufman: And you want to 877 and then we'll work.

1485

02:52:23.310 --> 02:52:25.800

Christopher Carthy: Our way back in 77

1486

02:52:25.980 --> 02:52:27.270

Adam Kaufman: All right, let me get me.

1487

02:52:33.480 --> 02:52:34.170

gkraljevic: You know, we

1488

02:52:36.090 --> 02:52:37.410

gkraljevic: Want to move on to the next.

1489

02:52:38.520 --> 02:52:41.010

gkraljevic: Who can come back to them come back.

1490

02:52:43.320 --> 02:52:43.980

Roland Baroni: On the screen.

1491

02:52:44.370 --> 02:52:48.810

gkraljevic: Main Street it's a reference for Wells Fargo.

1492

02:52:50.160 --> 02:52:56.760

Christopher Carthy: So now if you could just turn off your computer or whatever you're listening to see only participating my zoom meeting.

1493

02:52:57.090 --> 02:52:57.570

Either

1494

02:52:59.220 --> 02:53:02.880

gkraljevic: One of us get to the next one. Yeah. Well, the next Wednesday at

1495

02:53:05.340 --> 02:53:08.460

gkraljevic: 877 and then we'll work our way back

1496

02:53:09.630 --> 02:53:10.290

gkraljevic: All right, let me get

1497

02:53:17.490 --> 02:53:17.760

gkraljevic: These

1498

02:53:19.710 --> 02:53:20.790

Adam Kaufman: Guys all set now.

1499

02:53:25.140 --> 02:53:26.400

Adam Kaufman: You guys have to turn off.

1500

02:53:27.630 --> 02:53:28.350

Adam Kaufman: The web version.

1501

02:53:29.370 --> 02:53:29.790

gkraljevic: It's

1502

02:53:33.810 --> 02:53:40.110

gkraljevic: So now if you could just turn on your computer would have you're listening to repurchase okay

1503

02:53:40.380 --> 02:53:41.640

Adam Kaufman: Well, I just muted.

1504

02:53:43.620 --> 02:53:43.800

You

1505

02:53:45.660 --> 02:53:48.780

Adam Kaufman: Man Well you. You want to go ahead. Yes.

1506

02:53:49.320 --> 02:54:06.180

Manuel Andrade 877 N Broadway: We're I believe that you guys did the walkthrough. And I believe that's what we're here to to hear the findings about I know the one observation was to move the garage from his current location, I can open that up and see if I can get

1507

02:54:10.140 --> 02:54:11.700

Christopher Carthy: Some public able to hear this now.

1508

02:54:12.540 --> 02:54:13.410

Adam Kaufman: I'm sorry, is what

1509

02:54:13.740 --> 02:54:16.920

Christopher Carthy: Is the public. He will be here in this meeting right now. Yes.

1510

02:54:17.040 --> 02:54:18.750

Adam Kaufman: Yes, this is being broadcast

1511

02:54:20.220 --> 02:54:21.120

Adam Kaufman: On the

1512

02:54:21.210 --> 02:54:25.800

Christopher Carthy: New I know I just thought when I misunderstood the way you just said to me when you said you're muted. Something I was

1513

02:54:25.890 --> 02:54:29.310

Adam Kaufman: I wasn't, I had, I had to mute the applicant because he wouldn't

1514

02:54:30.180 --> 02:54:32.550

Adam Kaufman: Have version going on and we couldn't hear anything.

1515

02:54:32.730 --> 02:54:33.120

Christopher Carthy: I know

1516

02:54:37.350 --> 02:54:39.840

Manuel Andrade 877 N Broadway: That share screen.

1517

02:54:42.180 --> 02:54:44.670

Christopher Carthy: Larry, this is the building that you and I looked at together.

1518

02:54:45.420 --> 02:54:59.940

Adam Kaufman: Right. And what we're just what what this item is on the agenda to discuss that sidewalk and provide just a just an update to the rest of the board and the public what happened during that site well

1519

02:55:02.220 --> 02:55:17.970

Manuel Andrade 877 N Broadway: Yeah, I wasn't at the thing. But from what I hear from the owner, we were talking about taking this garage from this location and pushing it down further away from the Washington place right need a little more room into this area that has the you know the triangle shape in this area.

1520

02:55:18.360 --> 02:55:18.690

Adam Kaufman: Mm hmm.

1521

02:55:21.360 --> 02:55:25.440

Christopher Carthy: Well, you haven't revised the plans according to that conversation we had on site.

1522

02:55:26.400 --> 02:55:27.330

Manuel Andrade 877 N Broadway: No, not yet.

1523

02:55:28.500 --> 02:55:37.920

Manuel Andrade 877 N Broadway: According to the agenda. This was this talk about what you saw about the other comments, I know if you saw about the front, you know, you were talking about the other items. Also, I don't know what else came up about that.

1524

02:55:46.380 --> 02:55:47.190

Christopher Carthy: We talked about

1525

02:55:50.160 --> 02:55:51.990

Christopher Carthy: We talked about the sidewalk in front

1526

02:55:56.640 --> 02:56:00.300

Christopher Carthy: mashing what will be the proposed sidewalk from your neighbor.

1527

02:56:01.500 --> 02:56:01.860

Manuel Andrade 877 N Broadway: Okay.

1528

02:56:14.640 --> 02:56:16.410

Christopher Carthy: We've talked about moving the garage to the

1529

02:56:17.580 --> 02:56:18.540

Back of the law.

1530

02:56:25.980 --> 02:56:31.500

Manuel Andrade 877 N Broadway: That would allow us to pull it up foot forward and possibly move further away from the backlog property line as well.

1531

02:56:36.630 --> 02:56:38.310

Christopher Carthy: To the southern side of a lot. Yeah.

1532

02:56:38.370 --> 02:56:40.560

Manuel Andrade 877 N Broadway: Yeah, so from here down to where

1533

02:56:40.980 --> 02:56:41.250

You know,

1534

02:56:43.560 --> 02:56:46.380

Manuel Andrade 877 N Broadway: Where the space of live demo is wider in this area.

1535

02:56:46.590 --> 02:56:47.010

Yes.

1536

02:56:52.140 --> 02:56:54.180

Christopher Carthy: Actually, Michael, you were there to correct

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02:56:59.070 --> 02:56:59.700

Christopher Carthy: The three of us.

1538

02:57:00.600 --> 02:57:01.860

Larry Ruisi: Chris, I went by myself.

1539

02:57:02.610 --> 02:57:03.600

Christopher Carthy: Myself. Okay.

1540

02:57:05.550 --> 02:57:07.290

Christopher Carthy: Michael, I'm sorry, Michael.

1541

02:57:08.520 --> 02:57:10.320

Christopher Carthy: Adam and I who went there. Correct.

1542

02:57:15.900 --> 02:57:16.320

Adam Kaufman: Correct.

1543

02:57:21.300 --> 02:57:25.860

Christopher Carthy: So, so, Adam. We have the the walkway in the front is there is

1544

02:57:27.630 --> 02:57:33.390

Christopher Carthy: There's no elevation change for that walkway. Is there a curving on that walkway what's, what's the plan there.

1545

02:57:35.070 --> 02:57:35.820

Manuel Andrade 877 N Broadway: We see what the hell.

1546

02:57:36.300 --> 02:57:37.650

Adam Kaufman: Which walk where you're talking about

1547

02:57:37.740 --> 02:57:39.180

Christopher Carthy: I'm talking about the walkway in front

1548

02:57:40.170 --> 02:57:42.810

Adam Kaufman: Is there a proposed change and these plans are saying

1549

02:57:42.960 --> 02:57:48.540

Christopher Carthy: No was the proposed elevation change on the street. In other words, is there a curb or is it a

1550

02:57:49.350 --> 02:57:49.830

Adam Kaufman: Was it right

1551

02:57:50.580 --> 02:57:52.260

Joe Cermele: Right now, Chris.

1552

02:57:53.760 --> 02:57:59.640

Adam Kaufman: It's it's it's flush. Remember, and we can see the old sidewalk underneath some of the pavement.

1553

02:58:01.080 --> 02:58:06.060

Christopher Carthy: But what when they, when they renovated when they do it. What is the finished elevation

1554

02:58:09.510 --> 02:58:10.770

Adam Kaufman: Next door. You're talking about

1555

02:58:11.070 --> 02:58:15.960

Christopher Carthy: Know what about these folks, these folks that don't these folks have to improve their sidewalk in front of the building.

1556

02:58:16.320 --> 02:58:21.630

Adam Kaufman: Know this is one of the comments that we need to discuss the application does not want to do that.

1557

02:58:23.460 --> 02:58:27.420

Joe Cermele: First, when you talk about sidewalks in the front you the Washington place frontage or route.

1558

02:58:27.420 --> 02:58:29.220

2222

1559

02:58:31.080 --> 02:58:38.910

Adam Kaufman: Right, right. Now that's an open area in my comments to the board. I had suggested we should do something similar to what's going to be done at the

1560

02:58:40.110 --> 02:58:41.400

Adam Kaufman: dry cleaner next door.

1561

02:58:44.880 --> 02:58:47.970

Adam Kaufman: Yeah, that's right. You can see that's the existing condition.

1562

02:58:50.610 --> 02:58:51.840

Manuel Andrade 877 N Broadway: Try and get it from the other side.

1563

02:58:52.050 --> 02:58:55.920

Adam Kaufman: Right. And you could see the remnants of the sidewalk right there was actually a good

1564

02:58:58.380 --> 02:59:02.670

Manuel Andrade 877 N Broadway: That's all. Yeah, so even, even the one across the street over here that appears to be flush.

1565

02:59:03.570 --> 02:59:09.360

Adam Kaufman: Yeah, just guessing much just many, many years have we pay thing. I don't know.

1566

02:59:11.130 --> 02:59:13.320

Joe Cermele: Yeah, I don't know that the devotee would allow that today.

1567

02:59:16.470 --> 02:59:19.170

Christopher Carthy: Joe, what would a request that it'd be a plus.

1568

02:59:19.380 --> 02:59:21.240

Joe Cermele: Plus six inch curb

1569

02:59:21.390 --> 02:59:22.620

Christopher Carthy: Plus six inch Caribbean

1570

02:59:23.880 --> 02:59:29.340

Joe Cermele: Was there any talk about extending the sidewalk on Washington to tie into the sidewalk, that was

1571

02:59:31.230 --> 02:59:33.510

Joe Cermele: Constructed for the neighboring property.

1572

02:59:34.230 --> 02:59:36.660

Adam Kaufman: We haven't talked about it, but that's a good point.

1573

02:59:39.960 --> 02:59:43.740

Adam Kaufman: Yeah, let's try to see if we can get the application again again.

1574

02:59:56.130 --> 02:59:57.210

Adam Kaufman: I don't know if he wants to

1575

02:59:58.320 --> 02:59:58.500

Adam Kaufman: Be

1576

03:00:00.240 --> 03:00:00.750

Manuel Andrade 877 N Broadway: Muted

1577

03:00:00.870 --> 03:00:02.940

Adam Kaufman: Yeah, he has to unmute himself to

1578

03:00:03.810 --> 03:00:04.920

Manuel Andrade 877 N Broadway: The yummy yourself.

1579

03:00:31.050 --> 03:00:31.590

Adam Kaufman: There you go.

1580

03:00:33.150 --> 03:00:34.110

gkraljevic: Okay, what's the question.

1581

03:00:35.250 --> 03:00:42.360

Adam Kaufman: We were talking about sidewalks in front of your house and
and also along the Washington place east

1582

03:00:43.140 --> 03:00:50.460

gkraljevic: Side is black guy. Yes, they backed up that design what he's
only say this to be

1583

03:00:51.960 --> 03:01:03.030

gkraljevic: Reviewed outside. Well, not me. I'm not, I'm not doing any
changes to the front or empty, empty into a house. And the only reason
I'm doing that garage is because to improve the site.

1584

03:01:03.420 --> 03:01:11.910

gkraljevic: But if somebody is going to give me a hard time I'm going to
leave that graduate this I don't need. I don't need a whole head though
that's

1585

03:01:13.740 --> 03:01:13.980

gkraljevic: The

1586

03:01:17.820 --> 03:01:18.840

gkraljevic: You're like you or me.

1587

03:01:21.210 --> 03:01:25.350

gkraljevic: Or or you want to leave it the way this and also along the
Washington

1588

03:01:27.570 --> 03:01:32.310

Adam Kaufman: Are you got to turn off the web. The web version of the meeting because we can't hear.

1589

03:01:32.730 --> 03:01:33.630

Adam Kaufman: To hear you.

1590

03:01:35.130 --> 03:01:37.860

Manuel Andrade 877 N Broadway: If somebody is watching any other room. They need to turn it off.

1591

03:01:39.150 --> 03:01:40.590

gkraljevic: To the front or any

1592

03:01:41.970 --> 03:01:46.950

Adam Kaufman: Part I just, I had to mute them again because we can't really about self good discussion.

1593

03:01:47.700 --> 03:01:48.270

Manuel Andrade 877 N Broadway: All right, Lucy.

1594

03:01:48.480 --> 03:01:52.230

Manuel Andrade 877 N Broadway: Just give me a second. Let me just see if I can call him and tell him you got somebody in the other room watching it.

1595

03:01:57.540 --> 03:01:58.230

Manuel Andrade 877 N Broadway: I apologize.

1596

03:02:10.950 --> 03:02:16.620

Manuel Andrade 877 N Broadway: Hi, somebody's watching the thing live on the in the other room, and it's getting his feedback. So they're gonna have to turn it off.

1597

03:02:19.590 --> 03:02:20.730

Manuel Andrade 877 N Broadway: Your wife's on watching it.

1598

03:02:45.540 --> 03:02:46.200

Manuel Andrade 877 N Broadway: It's good.

1599

03:02:48.270 --> 03:02:48.840

Manuel Andrade 877 N Broadway: All right.

1600

03:02:51.360 --> 03:02:52.590

Manuel Andrade 877 N Broadway: Yourself against the, the works.

1601

03:02:54.900 --> 03:02:58.350

Manuel Andrade 877 N Broadway: Right. They should he said he shut it off. He's going on mute himself against you if that works.

1602

03:02:58.530 --> 03:02:59.730

gkraljevic: Okay, okay.

1603

03:03:01.620 --> 03:03:04.290

gkraljevic: All right, now what I'm watching

1604

03:03:06.720 --> 03:03:07.140

gkraljevic: Hello.

1605

03:03:07.890 --> 03:03:09.360

Manuel Andrade 877 N Broadway: Yes. We hear you now.

1606

03:03:09.960 --> 03:03:28.290

gkraljevic: Alright, so what do you people wanted to do with the sidewalk sidewalk, was it was then. I mean, was never did the state blacktop Seibel so let us state improve the sidewalk, what should I, but what do I have to do, and even decide, well, I'm trying to improve the garage.

1607

03:03:30.120 --> 03:03:36.030

gkraljevic: But, you know, if I have nothing to do with the sidewalk and would rather work.

1608

03:03:39.180 --> 03:03:55.080

Christopher Carthy: Can you can you review for the sake of the planning board, the agreement that we have with the applicant next door who has achieved CEO of the building right now. I believe the outcome as a T CO and in their final certificate of occupancy is dependent upon what

1609

03:03:55.770 --> 03:04:09.240

Adam Kaufman: Do that no vehicles along Route 22 and instead where that existing blacktop is there will be some planters and then the sidewalk will be built to continue, you know, to click

1610

03:04:10.440 --> 03:04:12.990

Adam Kaufman: To connect with the properties to the south.

1611

03:04:14.580 --> 03:04:15.360

gkraljevic: You know if

1612

03:04:16.230 --> 03:04:29.340

Christopher Carthy: George, George, George. The applicant, you have the app. The, the whole meeting on on your computer or something else you're not watching it just zoom. So you gotta turn it off.

1613

03:04:32.400 --> 03:04:33.000

gkraljevic: Nice to

1614

03:04:34.650 --> 03:04:35.400

Finally,

1615

03:04:36.420 --> 03:04:47.280

Christopher Carthy: Be upon any board members is something we should be sure that here we have an agreement with the neighbor someone how to handle the front of his building. We went to a lot of trouble.

1616

03:04:47.910 --> 03:04:56.370

Christopher Carthy: To get the front of that building done a certain way. And right now, when Adam and my request investigated who

1617

03:04:57.330 --> 03:05:12.540

Christopher Carthy: what the status is with that building right now they have the PCL they don't have a CFO because it hadn't finished certain improvements and I know Michael I think you have some concerns about that as well. The question becomes,

1618

03:05:13.860 --> 03:05:21.120

Christopher Carthy: What's good for the goose is good for the gander. How do we extend out that DRIVEWAY. THAT walkway around the corner.

1619

03:05:27.540 --> 03:05:28.440

Christopher Carthy: ME CRAZY.

1620

03:05:31.350 --> 03:05:33.030

Adam Kaufman: But do you want me to music, Christopher

1621

03:05:33.090 --> 03:05:35.070

Christopher Carthy: Yeah, it's, it's just, it's just

1622

03:05:37.410 --> 03:05:41.010

Christopher Carthy: IT'S OBVIOUSLY COMING FROM THERE understand why it's so difficult.

1623

03:05:42.180 --> 03:05:44.520

Christopher Carthy: What numbers do you want to opine on that, please.

1624

03:05:47.550 --> 03:05:59.850

Christopher Carthy: Yes, the applicant is making a strong point which is he wants to improve the garage. So yeah, so that's a huge improvement. So also non conforming he he's invading the sideline property line. He's got problems with that garage.

1625

03:06:01.320 --> 03:06:04.740

Adam Kaufman: Yes, and the use itself on the property is not

1626

03:06:05.190 --> 03:06:10.710

Adam Kaufman: Correct. It's a residential property in the central business district.

1627

03:06:12.030 --> 03:06:12.900

Adam Kaufman: Which is not permitted.

1628

03:06:15.630 --> 03:06:16.320

Manuel Andrade 877 N Broadway: With existing

1629

03:06:17.430 --> 03:06:32.850

Adam Kaufman: Yes, yes. But what what my question was to the building department is is by removing the garage and then rebuilding the garage is that exacerbating now the nonconformity, can you do that without a use variance. I don't know the answer to that.

1630

03:06:37.980 --> 03:06:40.680

Jim Jensen: Did I read you Adam correctly. If you said that if the

1631

03:06:41.910 --> 03:06:48.390

Jim Jensen: If the walk was not continued from the dry cleaner property to Washington as then there would have to be an

1632

03:06:49.590 --> 03:06:50.670

Jim Jensen: Application that

1633

03:06:52.410 --> 03:06:54.660

Jim Jensen: Is only Award for a variance

1634

03:06:56.040 --> 03:06:58.050

Jim Jensen: To the parking in front so but you're

1635

03:06:58.230 --> 03:07:02.340

Adam Kaufman: Right, if you're going to blow, you'll need to adopt a site plan right

1636

03:07:02.400 --> 03:07:03.930

Jim Jensen: At the end, because there is none today.

1637

03:07:03.960 --> 03:07:05.220

Jim Jensen: Because he's out you

1638

03:07:05.460 --> 03:07:17.280

Adam Kaufman: Okay, so if you're going to permit parking one North Broadway, then what's not permitted to happen. Those cars back out into the right of way. So that will need a variance

1639

03:07:19.500 --> 03:07:22.290

Manuel Andrade 877 N Broadway: And if return it. So it's parallel parking and would that be alone.

1640

03:07:23.400 --> 03:07:35.580

Adam Kaufman: Potentially. But again, if there's a for encouraging pedestrians to walk in front of this property, you know, you just need to show how that would work. And, you know, a safe way to do it.

1641

03:07:38.340 --> 03:07:43.890

Larry Ruisi: What, why, why would he need all of those parking spaces in front of the house. If this is residential

1642

03:07:45.120 --> 03:07:46.140

Adam Kaufman: Well, it's a two family.

1643

03:07:47.130 --> 03:07:54.480

Larry Ruisi: Okay, but I'm counting 12345 maybe six depending upon which property like that song.

1644

03:07:59.100 --> 03:08:04.050

Adam Kaufman: Bronco, are you okay to did you turn off the meeting, are you okay or not.

1645

03:08:06.150 --> 03:08:07.290

Manuel Andrade 877 N Broadway: On mute yourself again.

1646

03:08:09.810 --> 03:08:12.600

Adam Kaufman: It's hard to have this conversation without the participation.

1647

03:08:12.750 --> 03:08:13.050

Yeah.

1648

03:08:15.660 --> 03:08:17.310

Manuel Andrade 877 N Broadway: Let's see if you can unmute yourself again.

1649

03:08:26.640 --> 03:08:27.750

Adam Kaufman: Are you back with us.

1650

03:08:28.050 --> 03:08:33.990

gkraljevic: Yes, there's enough. There's a parking space or two one or two parts. There's no

1651

03:08:34.080 --> 03:08:35.250

Manuel Andrade 877 N Broadway: Why we keep getting feedback.

1652

03:08:35.280 --> 03:08:35.880

Steven Sauro: You have to

1653

03:08:36.930 --> 03:08:40.140

Adam Kaufman: He's playing the meetings from TV broadcast turn

1654

03:08:40.140 --> 03:08:43.290

Manuel Andrade 877 N Broadway: Off your journey. Just put leave zoom on turn off the other one.

1655

03:08:47.190 --> 03:08:50.310

Manuel Andrade 877 N Broadway: We hear a feedback of this thing, two days, two minutes later.

1656

03:08:51.900 --> 03:08:54.420

Adam Kaufman: Okay. All right. Christopher you guys

1657

03:08:56.220 --> 03:08:56.880

Adam Kaufman: We want to do

1658

03:09:00.240 --> 03:09:05.310

Christopher Carthy: Like the planning board members to just understand the gravity here what we're talking about.

1659

03:09:08.970 --> 03:09:24.450

Jim Jensen: You know, it's been our we've had a two fold Objective one is to to achieve, you know, walks safe pedestrian walkway across the corridor. And then also, then, you know, right, striving to eliminate any parking on to

1660

03:09:25.470 --> 03:09:28.500

Jim Jensen: Driving backing on to 22 why

1661

03:09:31.170 --> 03:09:37.650

Jim Jensen: Is this an opportunity to do that with this application or is that a burden on the applicant. I don't know how you dress that

1662

03:09:41.610 --> 03:09:42.000

Christopher Carthy: Well,

1663

03:09:44.250 --> 03:09:46.380

Manuel Andrade 877 N Broadway: Know what his point is is

1664

03:09:47.430 --> 03:09:56.340

Manuel Andrade 877 N Broadway: When they said divided this this lot up by the town they approved the lot line going and having the garage, your foot over that goes over that property line.

1665

03:09:58.530 --> 03:10:04.620

gkraljevic: Safe pedestrian walkway across the corridor and then also had no right.

1666

03:10:05.520 --> 03:10:06.240

gkraljevic: To eliminate

1667

03:10:08.400 --> 03:10:09.630

Manuel Andrade 877 N Broadway: Do you have Google

1668

03:10:10.770 --> 03:10:11.250

Manuel Andrade 877 N Broadway: Google

1669

03:10:14.790 --> 03:10:20.190

gkraljevic: Is this an opportunity to do that with this application or is that a bird. No, I

1670

03:10:20.880 --> 03:10:24.300

Manuel Andrade 877 N Broadway: Just had the zoom on not the not the webcast.

1671

03:10:32.100 --> 03:10:34.560

Manuel Andrade 877 N Broadway: I think that's it. I, are you there.

1672

03:10:34.860 --> 03:10:42.600

gkraljevic: Yeah, okay. Okay, I said that was, that was the background that had nothing else. I'm originally. Okay.

1673

03:10:42.630 --> 03:10:42.870

Yeah.

1674

03:10:44.850 --> 03:10:46.140

gkraljevic: All right, now you know we thought

1675

03:10:49.170 --> 03:10:56.550

Manuel Andrade 877 N Broadway: So what is this this when they said divide this piece of property up it was divided up with this garage, being a foot over the property line.

1676

03:10:57.000 --> 03:11:10.230

Manuel Andrade 877 N Broadway: So what he's trying to do is to get this garage repaired and pulling you back and now moving for to the other side, but the, I don't wanna say the bed with all this extra stuff to put on there is a real burden on him.

1677

03:11:25.980 --> 03:11:41.460

gkraljevic: Davis. Yeah. I mean, that's why we wanted to do. I'll leave it. I, I don't need to do the new garage or anything. If you guys okay with a garage, the way it looks. It's fine. The way this or give me a chance to improve it.

1678

03:11:54.630 --> 03:11:57.690

Christopher Carthy: I feel like there's a certain inequity in that arrangement.

1679

03:12:00.360 --> 03:12:06.930

Christopher Carthy: I mean, I appreciate what the application saying study, you know, I feel like, you know, there's certain equity and I feel like we're

1680

03:12:14.250 --> 03:12:23.070

Christopher Carthy: Will be pushed around a little bit more than we need to be that just doesn't sound. It doesn't sound reasonable to me that conclusion.

1681

03:12:31.320 --> 03:12:32.760

Christopher Carthy: I welcome the other board members.

1682

03:12:32.760 --> 03:12:33.360

Jim Jensen: Input now.

1683

03:12:33.540 --> 03:12:46.680

Larry Ruisi: Well Chris, it seems to me if we need to be consistent. If we're we're forcing the next door neighbor to deal with basically the exact same situation and forcing him to put in

1684

03:12:48.360 --> 03:12:58.140

Larry Ruisi: A sidewalk and and erase curb then how can we not impose the same requirement on on the next door.

1685

03:12:59.220 --> 03:13:00.570

Christopher Carthy: And how I see to learn

1686

03:13:02.760 --> 03:13:11.340

Manuel Andrade 877 N Broadway: Well, unfortunately not. Now today, unfortunately, the whole thing started with this being a residential house in the middle of a commercial area if it was a it was a commercial zone. I could see

1687

03:13:12.900 --> 03:13:13.740

Manuel Andrade 877 N Broadway: Being justified.

1688

03:13:16.380 --> 03:13:21.990

gkraljevic: Not putting any kind of a business there. I'm not doing anything to the two family house. It stays as it is.

1689

03:13:23.580 --> 03:13:33.570

gkraljevic: I'm doing absolutely nothing to the house and one owner. I'm trying to do is move the garage by foot a foot and a half onto my property.

1690

03:13:34.020 --> 03:13:40.350

Christopher Carthy: much richer objection to improving the sidewalk. What is your true Jason, is it the barking in front of the building.

1691

03:13:40.710 --> 03:13:46.260

gkraljevic: No, I mean, there's a bank or a building, if they want to part but the sidewalk, I

1692

03:13:47.310 --> 03:14:00.990

gkraljevic: Didn't blacked out the sidewalk, so why should I now spent my money to put a sidewalk on North Broadway. I'm not doing it live. You know, like I said, I'm gonna leave it right there with the way the list and nobody

1693

03:14:01.620 --> 03:14:14.670

gkraljevic: Could force me to do anything with it. So, you know, you guys want to be that way, do it that way. I'm not trying to open a business like next door. No, I'm not doing it to the top next door. They tried to open a cleaning business.

1694

03:14:15.480 --> 03:14:25.740

gkraljevic: Which was a regular garage. I'm not, I'm not doing anything to the front of the building. I'm not extending that building. I'm not raising a building. So I don't see a problem.

1695

03:14:25.890 --> 03:14:27.480

Christopher Carthy: But what do you do live in that house.

1696

03:14:28.320 --> 03:14:29.790

gkraljevic: No I don't leave that House know

1697

03:14:30.270 --> 03:14:45.900

Christopher Carthy: Effectively what you're doing, you are operating a two family home to family rental business there. And that does that does cause some people to walk in the community. It does generate some pedestrian traffic.

1698

03:14:46.440 --> 03:14:53.040

Christopher Carthy: And the objective of the town is to improve the pedestrian walkways in the community to provide a safe way.

1699

03:14:53.040 --> 03:14:54.090

Christopher Carthy: For people to walk.

1700

03:14:54.210 --> 03:14:56.430

Christopher Carthy: In and see the safe place to walk.

1701

03:14:56.580 --> 03:15:00.060

Christopher Carthy: And that's why we're asking you prove that sidewalk.

1702

03:15:00.390 --> 03:15:11.910

gkraljevic: I'm not doing i'm not i'm not through the cycle. Why should I improve the cycle for for somebody else for that for a town. One thing \$20,000 in taxes to the to the town.

1703

03:15:13.140 --> 03:15:22.110

gkraljevic: Why, and I want to, I want to build the sidewalk for, for I mean we're not going to get the money from I ended that didn't pay me since March.

1704

03:15:22.710 --> 03:15:30.750

gkraljevic: The lives in there. So, you know, I mean, the only reason I'm doing that garage is because of the guy next door neighbor.

1705

03:15:31.350 --> 03:15:36.990

gkraljevic: You know, so it looks better. But for nothing else I you know you want to leave that right there with the way this

1706

03:15:37.470 --> 03:15:50.910

gkraljevic: Fine, I leave that guys do the way this, but I'm not doing nothing to the front up and not building absolutely nothing if if I need to park the car going back our practice cars and back, but I'm not doing those Bible

1707

03:15:52.980 --> 03:15:55.470

gkraljevic: And that's, I want to be clear.

1708

03:16:00.420 --> 03:16:00.960

Christopher Carthy: Gym.

1709

03:16:03.150 --> 03:16:17.580

Jim Jensen: So if the right now there's no site plan for the for the property right so so that the applicant is required. I guess this the reason he's before us is because if there's a there's an issue with the garage.

1710

03:16:19.650 --> 03:16:27.270

Adam Kaufman: Yeah, right now, your garage is they want to move it onto the property relocated right

1711

03:16:27.570 --> 03:16:27.930

Okay.

1712

03:16:29.670 --> 03:16:48.120

gkraljevic: Well, what I'm going for a year. I just make it right. Shorter by two feet and leave it you know right on an existing putting just build it up, put a new roof on it to make a look right. Or I was willing to move that drives down to southwest

1713

03:16:48.450 --> 03:16:58.950

gkraljevic: To the corner right and Bill ago I said I you know I even so he's going to cost me a lot more money, I'm willing to do that. But you guys going to allow me

1714

03:16:59.760 --> 03:17:13.350

gkraljevic: To guide the way this but when the property was subdivided it was sub divided by the by the town. So why do they allow that garage to patrol next next neighbor's property ito

1715

03:17:15.060 --> 03:17:16.620

gkraljevic: Whose fault is that mine. No.

1716

03:17:19.200 --> 03:17:31.950

Jim Jensen: So, so thank you for clarifying that. Um, but then for the FEMA. So then for the, on the, on the side or the Washington Avenue side right if if the, if there's no walks in the plan. There are

1717

03:17:32.640 --> 03:17:39.720

Jim Jensen: Other issues than that to go to site plan that would have to get resolved before they'll be a variance. It sounds like. And one of the that is the parking

1718

03:17:41.010 --> 03:17:41.460

Jim Jensen: Parking

1719

03:17:41.940 --> 03:17:47.730

gkraljevic: The state does the road them someplace. They never got the curve to get into the garage.

1720

03:17:48.720 --> 03:17:51.630

Jim Jensen: Well, I'm sorry. Sorry, that was a question to to add them.

1721

03:17:52.380 --> 03:17:53.640

Jim Jensen: Well, I mean it.

1722

03:17:54.240 --> 03:18:02.310

Adam Kaufman: Is unwilling to provide the sidewalk, then what we would see is you'd have to put the Caribbean, right, the cars.

1723

03:18:02.520 --> 03:18:03.450

Adam Kaufman: And you need to

1724

03:18:03.480 --> 03:18:08.790

Adam Kaufman: block off that triangle of asphalt somehow

1725

03:18:09.870 --> 03:18:19.890

Adam Kaufman: Then that would be legal and you have the ability to prove that site plan even and then it just wouldn't be a sidewalk there, you know, that's unfortunate.

1726

03:18:20.940 --> 03:18:22.860

Adam Kaufman: But that's a way to move forward, possibly

1727

03:18:27.000 --> 03:18:28.140

Adam Kaufman: Or he goes and get

1728

03:18:29.460 --> 03:18:29.610

Adam Kaufman: That

1729

03:18:33.000 --> 03:18:33.510

Christopher Carthy: Last that

1730

03:18:34.740 --> 03:18:35.970

Christopher Carthy: Last that last comment.

1731

03:18:38.730 --> 03:18:39.570

Adam Kaufman: Can you hear me now.

1732

03:18:39.630 --> 03:18:40.440

Christopher Carthy: Yeah, go ahead.

1733

03:18:42.210 --> 03:18:45.330

Adam Kaufman: Or he'd have to get a variance to permit the parking there.

1734

03:18:45.750 --> 03:18:47.220

Christopher Carthy: You mean in front of the boat.

1735

03:18:49.080 --> 03:18:50.070

Adam Kaufman: I think that's what Jim was

1736

03:18:50.160 --> 03:18:57.540

Jim Jensen: Rising right CORRECT. SO THAT'S CORRECT. THAT'S RIGHT. SO IT'S THE if there's no if there's no walk

1737

03:18:58.440 --> 03:19:00.810

Jim Jensen: Or the alternative would be a curb

1738

03:19:02.040 --> 03:19:03.900

Jim Jensen: You know, and no no parking out

1739

03:19:03.960 --> 03:19:06.690

Adam Kaufman: Up front. I think right now. I think

1740

03:19:07.530 --> 03:19:07.950

Manuel Andrade 877 N Broadway: We just

1741

03:19:10.080 --> 03:19:11.070

Manuel Andrade 877 N Broadway: Say no parking

1742

03:19:12.960 --> 03:19:17.190

Christopher Carthy: Okay. So Jim, and he has to pay for the curve, though. Correct.

1743

03:19:18.540 --> 03:19:24.540

Adam Kaufman: Unless there's some other alternative do it would be amenable to and the border. You know, I don't know.

1744

03:19:24.900 --> 03:19:31.620

gkraljevic: It's just me. The next door the cleaner than putting a Caribbean. What is it, what is inside now.

1745

03:19:32.070 --> 03:19:33.570

Adam Kaufman: There's gonna be a career bona fide well

1746

03:19:34.200 --> 03:19:36.750

gkraljevic: How did, how did you give him CEO to move in.

1747

03:19:37.830 --> 03:19:38.280

Adam Kaufman: On

1748

03:19:38.790 --> 03:19:49.770

gkraljevic: Okay, I mean what I mean I'm not doing anything to that building. I'm only trying to move the garage by foot and a half and my property and leave the guide the way this

1749

03:19:50.880 --> 03:19:52.170

Adam Kaufman: We understand, you know,

1750

03:19:52.500 --> 03:19:54.270

Adam Kaufman: We have the bigger picture of

1751

03:19:54.330 --> 03:19:58.650

Adam Kaufman: You know, the town hasn't been able to review this project on the 1920s.

1752

03:19:58.890 --> 03:19:59.490

gkraljevic: Well then.

1753

03:19:59.820 --> 03:20:02.280

gkraljevic: You've got done it before.

1754

03:20:02.340 --> 03:20:07.290

Adam Kaufman: And we have a not and we have a non conforming us and you're asking to make some improvements.

1755

03:20:07.500 --> 03:20:08.160

The goal.

1756

03:20:10.290 --> 03:20:11.010

Adam Kaufman: Continue.

1757

03:20:12.840 --> 03:20:20.460

Adam Kaufman: And have conforming uses in the town. So that's the ultimate goal of the zoning and the town board adopted it is to see these

1758

03:20:20.790 --> 03:20:35.220

Adam Kaufman: These non conforming uses slowly go away and be replaced with conforming uses. So if that's not the case. And you're making some other improvements, the town wants to get as close to a new site plan as possible. And that's really what we're dealing with.

1759

03:20:39.090 --> 03:20:54.510

gkraljevic: I told you guys, I'm not doing no sidewalks and northern broadly and not doing anything to the existing two family home absolutely nothing only what I'm trying to do is cut that garage shorted by two feet.

1760

03:20:54.960 --> 03:20:59.310

Christopher Carthy: Out of it. So you have an option to cut back garage by two feet without prior approval.

1761

03:21:02.490 --> 03:21:07.710

Adam Kaufman: Well, no, because he's really changing the great so that definitely need site plan.

1762

03:21:07.740 --> 03:21:15.570

Christopher Carthy: Okay, good. So the bottom line is I think it's important that the opposite of the stands. And he's before the planning board. The town of North console.

1763

03:21:15.870 --> 03:21:21.150

Christopher Carthy: And then we have jurisdiction over the site plan and it's planning boards job to redo the whole site.

1764

03:21:21.450 --> 03:21:32.430

Christopher Carthy: Not just the locality of the garage, but the entire site when and when we review an entire site and then we don't just look at the garage plan. We look at the entire site.

1765

03:21:32.790 --> 03:21:41.730

Christopher Carthy: And in this case we see areas where the town has traditionally asked for improvements to be made, just as we didn't explore your house and your

1766

03:21:42.780 --> 03:21:51.180

Christopher Carthy: Neighbor when I could or not. That's what we've done. So you have to appreciate the fact that you've got to play ball here a little bit.

1767

03:21:51.360 --> 03:21:52.080

Okay.

1768

03:21:55.050 --> 03:22:07.770

gkraljevic: No self. So I'm I don't have the money to do anything. I don't even have money to I'm just trying to improve the garage. But if you guys don't want me to do that. I leave the guide the way this let us stay like that.

1769

03:22:09.330 --> 03:22:10.620

gkraljevic: That's a simple as that.

1770

03:22:12.570 --> 03:22:19.500

gkraljevic: leave it the way it is. And so, you know, I mean, no. But you could take them to court and try to put

1771

03:22:20.520 --> 03:22:26.220

gkraljevic: Two for me to install the sidewalk back on an orderly. I'm not doing. I'm sorry.

1772

03:22:29.910 --> 03:22:32.400

Christopher Carthy: Board Members, is there anything else you want to add here.

1773

03:22:35.820 --> 03:22:43.140

gkraljevic: You don't want this. I didn't leave it. Leave it guys do me this let us stay like that and let everybody look at it, you know, the wave is not

1774

03:22:44.160 --> 03:23:02.580

Jim Jensen: Maybe just a question for for rolling so so rolling for the to get his site plan to get the garage repair. There are grading changes is Adam pointed out, and then on the the nonconformity of the US but then also the, I guess the the incompatible with the zoning.

1775

03:23:04.050 --> 03:23:07.320

Jim Jensen: Code for the backing out on the 22

1776

03:23:09.150 --> 03:23:13.950

Jim Jensen: Could we not fruit for to get an approved site plan and I would have to go to before the Zoning Board.

1777

03:23:15.510 --> 03:23:22.050

Roland Baroni: I think the applicant said he would agree to move the parking spaces, the back of the building.

1778

03:23:24.420 --> 03:23:32.400

Roland Baroni: So that can be part of the site plan approval is that all parking occur in the rear and it's just a question of enforcement.

1779

03:23:32.640 --> 03:23:46.500

gkraljevic: But I, excuse me, I wouldn't need to let's say my tenant conservative grocery that they could unload the groceries, they're just, you know, pull, you know, a little bit of house and then park the car and back.

1780

03:23:47.280 --> 03:23:49.500

Roland Baroni: Yeah, as long as the cars weren't there all the time.

1781

03:23:49.800 --> 03:24:03.000

gkraljevic: No, no, no. I agree. But I mean I'm, I mean, I understand that. I mean that that is dangerous if somebody back to the normal day. I understand that. But for me, I mean, you guys want me to do that.

1782

03:24:04.080 --> 03:24:12.630

gkraljevic: What I mean walk us through that. I mean, I didn't cover that state cover the blacktop and you want me to Amanda expense know

1783

03:24:14.100 --> 03:24:16.290

Roland Baroni: And that state property. Correct. Adam

1784

03:24:17.460 --> 03:24:17.880

Adam Kaufman: Yeah.

1785

03:24:18.150 --> 03:24:18.540

Yeah.

1786

03:24:21.360 --> 03:24:30.720

Roland Baroni: Well, it's very difficult members of the planning board to to absolutely require an off site improvement.

1787

03:24:31.740 --> 03:24:37.740

Roland Baroni: You've been successful with commercial properties and having them voluntarily build

1788

03:24:38.760 --> 03:24:46.710

Roland Baroni: The, the sidewalk sections. But here, I have to say you're stymied as long as it remains a residential parcel.

1789

03:24:50.340 --> 03:24:53.190

Roland Baroni: Or a different owner who's, who's willing to cooperate.

1790

03:24:53.760 --> 03:24:54.090

Well,

1791

03:24:55.350 --> 03:25:06.420

Christopher Carthy: I agree with you a different events, and I, I appreciate that. You know, sometimes a half a loaf is better than nothing. That's kind of what you're saying between the lines robot to

1792

03:25:06.750 --> 03:25:24.210

Christopher Carthy: But rolling the, the other way to play that as we wait for the next owner. The next owner may want to improve the garage or they may come a point when he goes and sell this property and he has to deal with the with the problem garage, at which point he might be willing to make the improvement.

1793

03:25:27.240 --> 03:25:30.930

Roland Baroni: And it's true as well, but it has to be voluntary.

1794

03:25:31.350 --> 03:25:31.950

Yes.

1795

03:25:33.780 --> 03:25:34.170

But

1796

03:25:37.410 --> 03:25:38.100

Christopher Carthy: Of course,

1797

03:25:43.680 --> 03:25:54.240

Christopher Carthy: Let me board members are option is just to make this clear with this coming down to, is we permit the applicant to move the garage build his garage into the site.

1798

03:25:55.530 --> 03:25:57.840

Christopher Carthy: He's willing to park the car behind the building.

1799

03:25:59.880 --> 03:26:00.420

Christopher Carthy: And

1800

03:26:03.030 --> 03:26:10.830

Christopher Carthy: There is no significant improvement to the front of the building. That's, that's the applicants proposal to us in a nutshell, I think.

1801

03:26:11.730 --> 03:26:12.210

gkraljevic: That's right.

1802

03:26:14.280 --> 03:26:16.410

Christopher Carthy: So there's the born one opine on that.

1803

03:26:22.680 --> 03:26:30.660

Jim Jensen: So I'll start. I guess so that that's a substantial improvement is, you know, eliminating the backing onto Broadway on the 22

1804

03:26:32.190 --> 03:26:43.170

Jim Jensen: That's a, that's a, that's a public benefit for the community risk, you know, lower lowering safety risk for the people that would be backing out or those that are going south on 22

1805

03:26:43.830 --> 03:26:45.300

Christopher Carthy: Very difficult to enforce

1806

03:26:46.320 --> 03:26:47.250

Christopher Carthy: On one hand to

1807

03:26:48.540 --> 03:26:55.050

Christopher Carthy: Me, I'm just curious as to how you mean that's, basically, you know, the truth of matter is that asphalt and still flushed with

1808

03:26:55.500 --> 03:26:57.960

Christopher Carthy: 22 and, you know,

1809

03:26:59.040 --> 03:26:59.490

Christopher Carthy: It.

1810

03:26:59.520 --> 03:27:02.730

Christopher Carthy: Becomes an enforcement issue very difficult enforcement issue.

1811

03:27:03.960 --> 03:27:13.080

Christopher Carthy: But it's the issue we have now, but I'm just saying to you, it's becomes very difficult enforcement issue, and I'm not convinced as much a public benefit as anything because I think it's enforcement issue.

1812

03:27:14.490 --> 03:27:14.820

Okay.

1813

03:27:16.890 --> 03:27:17.340

Jim Jensen: The point

1814

03:27:20.730 --> 03:27:22.320

Jim Jensen: I don't know how to work around that.

1815

03:27:22.500 --> 03:27:22.890

I don't

1816

03:27:24.780 --> 03:27:26.190

Christopher Carthy: Know, Jim. I just interrupt.

1817

03:27:26.730 --> 03:27:32.280

Jim Jensen: No, no, that was it. I don't, you know, that was the thought is that there was there was some improvement you right but it's not

1818

03:27:34.710 --> 03:27:38.460

Jim Jensen: It's it becomes an enforcement question and then how effective is it like

1819

03:27:40.050 --> 03:27:42.150

Christopher Carthy: I just don't know if it's worth hanging your hat on.

1820

03:27:44.190 --> 03:27:45.780

Steven Sauro: That but Chris just to

1821

03:27:46.830 --> 03:27:51.270

Steven Sauro: dovetail on what you what was just spoken regarding what Rowan was saying as well.

1822

03:27:53.460 --> 03:28:06.330

Steven Sauro: We should at least adhere to that, God forbid, somebody if we put our finger or fingerprints on this and allow parking in the front, at least we've taken the steps, whether it's an enforcement issue or not we've taken steps to

1823

03:28:07.830 --> 03:28:23.520

Steven Sauro: Take steps towards removing parking in the front of that building. So, so if I see if people are parking in the back. I'm still a little concerned with a no parking maybe put a no parking sign or loading unloading 15 minutes. I don't know what you want to call it, but

1824

03:28:24.690 --> 03:28:34.440

Steven Sauro: At least we're taking a bite at the apple to try to mitigate this situation to where we're not just turning our head, we're actually taking steps to on record saying the planning board.

1825

03:28:36.690 --> 03:28:43.020

Steven Sauro: Required parking in the back of the building as a result of this site as a result of this review.

1826

03:28:46.710 --> 03:28:56.250

Christopher Carthy: Is that, is that the statement now anyway. Is there legal parking in front of this building as it exists now or they simply undeclared because is no site plan.

1827

03:28:57.060 --> 03:28:59.280

Steven Sauro: Right. There's just, there's

1828

03:28:59.520 --> 03:29:01.200

Adam Kaufman: Nothing official and Eric right

1829

03:29:01.260 --> 03:29:03.510

Christopher Carthy: Nothing official the

1830

03:29:03.660 --> 03:29:12.300

gkraljevic: House has been there, build 19 1923 so the people that I know Mr. Fisher parties cars always in front

1831

03:29:13.350 --> 03:29:21.690

gkraljevic: Of the house. So can you tell me that you know I didn't build a house, a year ago, two years ago, bows existed. So

1832

03:29:22.980 --> 03:29:37.650

gkraljevic: People always part of our day one, you know, one or two cards, but I could understand that, you know, I'm willing, you know, if somebody parks there at least part Pyro, you know, with a house or for a short time and there's a park in the back.

1833

03:29:39.420 --> 03:29:43.680

gkraljevic: But if if you guys don't agree with that. It's, it's fine with me.

1834

03:29:43.830 --> 03:29:52.380

Christopher Carthy: I hadn't be pretty cool people from parking in front of the building. What's your suggestion, how do we stop people from parked in front of the building as part of

1835

03:29:52.560 --> 03:29:56.430

gkraljevic: If I, if I tell my tenant, you cannot part on

1836

03:29:57.480 --> 03:30:00.540

gkraljevic: On front of the building, you can't bargain for the building that

1837

03:30:00.960 --> 03:30:09.120

Christopher Carthy: I need to do better than that. How do I codified. How do I make it such that you can park them from that building. Why not put a curve in front of the bill.

1838

03:30:10.560 --> 03:30:27.870

gkraljevic: Why should I put the curve and an interview asked will be done properly because people be tripping over. Where do they end up end of the curve. There's diversity in place there there's a there's a kind of its own Paul right there and I wanted them, you know, where do you put a curvy

1839

03:30:29.250 --> 03:30:30.060

gkraljevic: What do you do

1840

03:30:35.610 --> 03:30:38.310

Steven Sauro: I'm not so sure curb Chris is the answer.

1841

03:30:39.720 --> 03:30:42.240

Steven Sauro: It's more, it might be more of a hazard then and then

1842

03:30:42.810 --> 03:30:44.220

Christopher Carthy: Yeah, just kicking it around.

1843

03:30:44.640 --> 03:30:45.210

Steven Sauro: I understand.

1844

03:30:46.950 --> 03:30:49.410

gkraljevic: I don't want to make for myself. I'm sorry.

1845

03:30:52.140 --> 03:30:52.260

But

1846

03:30:54.660 --> 03:31:02.910

Jim Jensen: Would there be a police department referral. And then for and then no parking signs like this other properties long or that they've done that.

1847

03:31:03.120 --> 03:31:10.410

gkraljevic: Was the parking space and then you see those lines are not there. I know, I know where you got a picture from

1848

03:31:10.710 --> 03:31:11.040

Yeah.

1849

03:31:12.750 --> 03:31:19.710

gkraljevic: Absolutely not. Not one of those lines. There's no parking spaces on the front of the front of a house at all.

1850

03:31:21.660 --> 03:31:26.910

gkraljevic: You see those lines those. I mean, that must have been taking picture maybe 20 years ago.

1851

03:31:27.210 --> 03:31:28.950

Manuel Andrade 877 N Broadway: Yeah, this is a Google Map. It's an old picture.

1852

03:31:29.130 --> 03:31:39.000

gkraljevic: Right, so, you know, right now, there's no parking spaces. There's only one, you know, there's a yep tenant lives upstairs that woke up, I woke up.

1853

03:31:40.650 --> 03:31:48.900

Christopher Carthy: I will anyway. The bottom line is alright so here I think board members with this applicants still have to do is we don't really have a site plan before us and see

1854

03:31:49.320 --> 03:32:02.850

Christopher Carthy: Us getting direction from us. The bottom line is this, the applicants still have to go home, creating the site plan that shows where the proposed garage is going to go the plan for that garage.

1855

03:32:04.050 --> 03:32:04.680

Christopher Carthy: And

1856

03:32:05.940 --> 03:32:14.670

gkraljevic: Excuse me, I gave you a plan for the garage, but I have my appetite right now. He could show it to you plan for the garage and existing pudding. That's the plan.

1857

03:32:15.060 --> 03:32:15.360

No.

1858

03:32:16.800 --> 03:32:18.300

Christopher Carthy: site plan for the garage.

1859

03:32:19.740 --> 03:32:20.550

Adam Kaufman: Garage, meaning

1860

03:32:20.760 --> 03:32:22.200

Adam Kaufman: Pose pose no

1861

03:32:22.800 --> 03:32:23.190

No.

1862

03:32:24.270 --> 03:32:26.040

gkraljevic: Not moving not moving into a new

1863

03:32:27.210 --> 03:32:32.580

gkraljevic: And original spend money for for the original plan when they graduate is

1864

03:32:33.390 --> 03:32:37.500

Adam Kaufman: I think Christopher. He's saying he's not, he's not relocating as you suggested

1865

03:32:38.100 --> 03:32:40.470

Christopher Carthy: I think he agreed located. He said, right.

1866

03:32:41.520 --> 03:32:59.730

gkraljevic: Now now. Okay, look, I will relocate relocate relocate if you if you guys say tonight. Okay, it's fine. You make your drawings, you really, really do garage, so I don't have to go through all this 100 times I don't need this hook. I ran away from communist us

1867

03:33:00.990 --> 03:33:02.220

gkraljevic: I don't know. I don't need that.

1868

03:33:04.590 --> 03:33:04.920

gkraljevic: So,

1869

03:33:05.010 --> 03:33:05.460

Please.

1870

03:33:07.170 --> 03:33:12.450

gkraljevic: You know, I mean this is I'm trying to improve the place in your heart time know

1871

03:33:12.510 --> 03:33:13.350

Christopher Carthy: When I can be hard.

1872

03:33:14.730 --> 03:33:14.940

gkraljevic: Yes.

1873

03:33:15.690 --> 03:33:30.960

Christopher Carthy: He's got to give us a site plan in order to build this and get a building permit. We need to get a site plan that shows the new location of the garage. He's got to submit his architectural plans to the garage. And that's the most. We're going to get out of him tonight.

1874

03:33:31.680 --> 03:33:41.280

Adam Kaufman: Right. Or you can choose to keep it where it is as it was submitted to the board that will need a variance and you know there's some other questions in the memos and you can address them.

1875

03:33:42.570 --> 03:33:44.490

Adam Kaufman: You know, I think that's where we are. But

1876

03:33:46.980 --> 03:33:58.950

Christopher Carthy: Board members. I mean, obviously, moving the garage back is an improvement to the site and removing the cars and partnering from the building is an improvement to the site and we take our half alone.

1877

03:34:01.530 --> 03:34:03.030

Christopher Carthy: Think so. Right.

1878

03:34:04.470 --> 03:34:04.920

Steven Sauro: I agree.

1879

03:34:05.400 --> 03:34:07.440

Christopher Carthy: All right, good. All right, Michael.

1880

03:34:10.710 --> 03:34:11.130

Christopher Carthy: Oh,

1881

03:34:12.450 --> 03:34:12.930

Christopher Carthy: Larry

1882

03:34:13.950 --> 03:34:14.250

Larry Ruisi: Yeah.

1883

03:34:22.200 --> 03:34:25.110

Christopher Carthy: Listen back here. I don't know what's going on.

1884

03:34:25.470 --> 03:34:26.970

Larry Ruisi: Sorry, yeah.

1885

03:34:27.540 --> 03:34:35.070

Christopher Carthy: OK, so the the applicant. What we're asking you to do now is go back. Can I speak to your architect for a minute.

1886

03:34:35.250 --> 03:34:35.640

gkraljevic: Yeah.

1887

03:34:36.240 --> 03:34:44.730

Christopher Carthy: You're here. Okay, listen. You understand what I need you to do now. And, you know, prepare the site plan that shows the garage in the new location submit your plans with

1888

03:34:45.240 --> 03:34:59.310

Christopher Carthy: The architectural with the with the construction plans etc relocate the garage towards the back, get rid of the parking in front of the building and the planning board will be happy with that.

1889

03:35:01.020 --> 03:35:01.350

Manuel Andrade 877 N Broadway: Okay.

1890

03:35:01.770 --> 03:35:06.060

gkraljevic: All right, but do we still go again before planning board.

1891

03:35:06.750 --> 03:35:11.280

Christopher Carthy: You have to submit your plans and it will be a piece of cake will look forward to seeing you.

1892

03:35:12.450 --> 03:35:16.740

gkraljevic: Look, I had enough of it hot today, right now, I just had enough.

1893

03:35:17.220 --> 03:35:19.350

Christopher Carthy: Okay architect, you understand what's going on.

1894

03:35:19.530 --> 03:35:19.890

Yes.

1895

03:35:21.210 --> 03:35:22.140

Christopher Carthy: All right. Thank you.

1896

03:35:22.380 --> 03:35:23.610

Okay, thanks.

1897

03:35:24.780 --> 03:35:25.500

gkraljevic: Thank you. Good night.

1898

03:35:40.800 --> 03:35:45.180

Adam Kaufman: All right, you ready for the next one you want to for 90 Main Street.

1899

03:35:45.870 --> 03:35:47.790

Christopher Carthy: That's Wells Fargo. Yeah.

1900

03:35:51.540 --> 03:36:02.220

Valerie B Desimone: I sent her an email, just to let her know that the meeting was still going on. And to get into the waiting room I put the link in again. I haven't had any response I did the same thing for 17 Lake Road as well.

1901

03:36:02.790 --> 03:36:03.630

Adam Kaufman: Okay, thanks. Now,

1902

03:36:07.890 --> 03:36:10.560

Adam Kaufman: Amanda you're you're up now. And if you could just

1903

03:36:11.760 --> 03:36:16.080

Adam Kaufman: Mute or turn off the online version. Just use the zoom version.

1904

03:36:18.120 --> 03:36:18.810

Amanda Hense: Have it off.

1905

03:36:18.930 --> 03:36:19.920

Adam Kaufman: Great, thank you.

1906

03:36:20.640 --> 03:36:21.150

Awesome.

1907

03:36:22.230 --> 03:36:24.330

Amanda Hense: I'm gonna go ahead and share my screen if that's okay.

1908

03:36:24.450 --> 03:36:25.140

Adam Kaufman: Good. I'll be great.

1909

03:36:55.050 --> 03:36:55.800

Amanda Hense: See my screen.

1910

03:36:56.310 --> 03:36:56.820

Yes.

1911

03:36:57.870 --> 03:36:58.110

Christopher Carthy: Okay.

1912

03:36:59.310 --> 03:36:59.670

Amanda Hense: Perfect.

1913

03:37:01.170 --> 03:37:12.840

Amanda Hense: All right, I'm presenting the wells fargo lighting upgrade at the 419 Main Street location. And just to give you a little background of what the purpose of this

1914

03:37:13.590 --> 03:37:29.310

Amanda Hense: Lighting upgrade is for. But basically, the state has certain requirements on lighting foot candles inside the 50 and 60 foot radius of any ATM or night deposit. So that is the main purpose of this design.

1915

03:37:30.570 --> 03:37:34.920

Amanda Hense: So just so you have a little background of why we're doing what we're doing here.

1916

03:37:37.590 --> 03:37:50.130

Amanda Hense: So I want to go through don't mind just a markup of the plans kind of showing you with photos to give you a better visual of what pictures are going where I'm Bella better illustrate that.

1917

03:37:52.980 --> 03:38:00.720

Amanda Hense: On this first page is just showing that we are changing out some interior fixtures basically just to an LED version.

1918

03:38:04.350 --> 03:38:13.830

Amanda Hense: On the carrier of the building, we are adding a new toll the fixture is to be mounted at 25 feet above finished grade.

1919

03:38:16.380 --> 03:38:26.910

Amanda Hense: And then the two holes in the back of the property are going to be changed out to led their full cut off fixtures and they have a house side shielding them to eliminate light.

1920

03:38:27.990 --> 03:38:28.740

Amanda Hense: Fixtures

1921

03:38:31.440 --> 03:38:40.470

Amanda Hense: We are adding a new poll here and this also has a half, five shield to prevent any light trespass behind the picture.

1922

03:38:45.240 --> 03:38:50.730

Amanda Hense: We are changing out this decorative pole to a pillow that is going to be consistent with all the other

1923

03:38:58.680 --> 03:39:00.240

Amanda Hense: Place with an LED fixture.

1924

03:39:05.280 --> 03:39:06.210

Amanda Hense: Surface Mount

1925

03:39:08.790 --> 03:39:12.270

Amanda Hense: And then we're going back with a cam light over here, recessed can

1926

03:39:13.440 --> 03:39:14.040

Amanda Hense: Led

1927

03:39:15.660 --> 03:39:19.500

Amanda Hense: Everything underneath this drive through canopy is going to get a new LED can

1928

03:39:21.060 --> 03:39:21.480

Reset.

1929

03:39:23.910 --> 03:39:39.270

Amanda Hense: This wall decorative light here we are changing it to a security edge fixture that is full cut off on and it's mainly designed to throw light down to cover the five foot radius ATM for nine deposits

1930

03:39:42.480 --> 03:39:48.390

Amanda Hense: Were placed in a while right here with the same picture. And again, all these fixtures are full cut off.

1931

03:39:51.150 --> 03:39:56.280

Amanda Hense: And then at the drive through side, we are just replacing one for one of the wall lights there.

1932

03:40:00.090 --> 03:40:00.480

Alright.

1933

03:40:01.500 --> 03:40:05.430

Amanda Hense: We are adding to wall lights here on the building.

1934

03:40:08.730 --> 03:40:13.740

Amanda Hense: And we are changing out this one as well. This flood fixture here.

1935

03:40:16.860 --> 03:40:24.450

Amanda Hense: These wall lights here. We're just going to remove them and replace with the new LED flood, or sorry, what light. It's not a flood.

1936

03:40:26.040 --> 03:40:35.580

Amanda Hense: In the remainder of the fixtures on site. We're going to leave out of scope. So there's going to be one decorative pull that we're leaving out of scope in a couple of decorative wall sconces

1937

03:40:41.640 --> 03:40:42.750

Christopher Carthy: Number is one principle.

1938

03:40:43.860 --> 03:40:46.740

Christopher Carthy: As I recall, was the

1939

03:40:48.300 --> 03:40:57.870

Christopher Carthy: The height of the holes versus other options to handle the lighting. I don't remember. Now I read it a little while ago, but

1940

03:40:58.170 --> 03:41:05.130

Adam Kaufman: Generally speaking, get 25 is the is the max. But if you saw from the decorative light poles that are on the

1941

03:41:05.130 --> 03:41:05.880

Adam Kaufman: Site out

1942

03:41:06.180 --> 03:41:07.320

Adam Kaufman: There about nine

1943

03:41:07.560 --> 03:41:07.980

Christopher Carthy: Yes, I

1944

03:41:08.010 --> 03:41:18.450

Adam Kaufman: Think a reasonable Paul height in a small parking lot, like this is probably around 15 rather than the 25 and that's consistent with the other point

1945

03:41:18.540 --> 03:41:20.370

Christopher Carthy: Is going to look like New York State.

1946

03:41:20.700 --> 03:41:22.440
Christopher Carthy: Yeah, it's just

1947
03:41:22.470 --> 03:41:33.180
Adam Kaufman: too tall for what's around you know maybe in a ball, we'd be all right, or in business park to live. We get away with it, but I don't. I think we gotta go lower here.

1948
03:41:35.220 --> 03:41:35.460
Adam Kaufman: I mean,

1949
03:41:35.610 --> 03:41:36.360
Amanda Hense: You could accommodate

1950
03:41:36.630 --> 03:41:37.290
Only can

1951
03:41:38.940 --> 03:41:47.880
Amanda Hense: We can definitely try that. The only thing that's really restricting us is just the locations of the polls. So we can't add any poles long here due to the overhead power.

1952
03:41:48.270 --> 03:41:48.540
Amanda Hense: Yeah.

1953
03:41:48.630 --> 03:41:51.840
Amanda Hense: Um, so we are required to sorry, go ahead.

1954
03:41:52.830 --> 03:41:54.360
Adam Kaufman: No, no angel for you. Great.

1955
03:41:55.800 --> 03:42:01.590
Amanda Hense: So we definitely can look at, you know, lowering the polls as much as we can, it would probably mean that we need to add more polls.

1956
03:42:03.390 --> 03:42:11.160
Amanda Hense: And try to get creative just worth where we're placing them because the lower you go, the harder it is to throw light out further

1957
03:42:11.970 --> 03:42:24.810
Amanda Hense: And then we also want to meet your ordinance requirements as well as it relates to the property. So definitely can try to weigh

that and see how close we can get with lowering the polls, but also trying to meet that same time

1958

03:42:25.470 --> 03:42:34.710

Adam Kaufman: That would be appreciated the other major comment I had was, I guess the night deposit books you know that's 100 foot candles. That's really bright

1959

03:42:34.740 --> 03:42:45.390

Amanda Hense: Yes, it's the height of the fixture is making it just, it's very low, you know, we're just replacing the existing height. So I think we could probably step it down to one lower in lumens.

1960

03:42:45.690 --> 03:42:49.350

Adam Kaufman: Okay, what, what will that end up looking like any idea.

1961

03:42:51.720 --> 03:42:59.970

Amanda Hense: There is one option that's a little bit lower than this SP auction. If we still can't get it low enough we might just have to place the fixture higher up.

1962

03:43:00.270 --> 03:43:01.410

Okay, yes.

1963

03:43:02.940 --> 03:43:03.210

Adam Kaufman: Okay.

1964

03:43:04.650 --> 03:43:10.620

Adam Kaufman: And then just general, generally speaking, why are the lighting levels.

1965

03:43:11.520 --> 03:43:16.080

Adam Kaufman: Not cumulative in the overall lighting plan follow what I'm saying.

1966

03:43:16.710 --> 03:43:18.240

Amanda Hense: Yes, so yes base.

1967

03:43:19.740 --> 03:43:20.250

Adam Kaufman: Yeah, good.

1968

03:43:21.720 --> 03:43:35.190

Amanda Hense: So this, this plan is showing you everything at grade. So what the rates look like at grade. Right. And then we are required to meet certain foot candles inside certain rate is is for the state. So we can

1969

03:43:36.240 --> 03:43:45.900

Amanda Hense: Buy the State statute and exactly tell you exactly what it needs to be. But we're breaking it out here just to show that we're meeting the State statute in each of these levels.

1970

03:43:45.990 --> 03:43:50.940

Adam Kaufman: I got it. Okay. So yes, that would be helpful if you could have had that. So we understand what

1971

03:43:51.930 --> 03:43:52.920

What that threshold.

1972

03:43:54.180 --> 03:43:54.390

Sure.

1973

03:43:55.710 --> 03:43:56.670

Amanda Hense: We can certainly do that.

1974

03:43:56.940 --> 03:43:57.300

Okay.

1975

03:43:59.430 --> 03:44:03.810

Adam Kaufman: All right. I think that's really the the direction that we need to go over tonight.

1976

03:44:06.150 --> 03:44:14.100

Christopher Carthy: Don't matter, you can take that home with you and revise that plan. And I guess a man, a man is gonna have to come back before us review again revised plan.

1977

03:44:15.480 --> 03:44:21.900

Adam Kaufman: Well, we have a couple of ways to yeah we're gonna have to see it. We're also going to, you're going to need to approve a

1978

03:44:22.590 --> 03:44:36.630

Adam Kaufman: Hearing on this. Do you want to, you might want to schedule the hearing this way we can review the plans and we could always continue to hearing if we need to. But if everything is revised as we expect you then also have the ability to approve it.

1979

03:44:39.630 --> 03:44:44.430

Christopher Carthy: Yeah, so we can schedule the public hearing Board Members is there any reason why we can't get the public hearing

1980

03:44:47.040 --> 03:44:48.030

Steven Sauro: No reason. I agree.

1981

03:44:48.090 --> 03:44:48.600

Christopher Carthy: I agree.

1982

03:44:48.690 --> 03:44:50.130

Larry Ruisi: Yeah, so

1983

03:44:50.970 --> 03:44:52.890

Christopher Carthy: Ready, a lot of public interest.

1984

03:44:53.400 --> 03:45:01.170

Adam Kaufman: Yeah. So Amanda. When you're ready, you'll submit the material when you do that will then schedule it for the hearing. And, you know, potentially, wrap it up at that meeting.

1985

03:45:02.730 --> 03:45:04.020

Amanda Hense: Thank you. I appreciate your time.

1986

03:45:04.350 --> 03:45:06.450

Adam Kaufman: Okay. Sorry to keep you waiting so long.

1987

03:45:06.840 --> 03:45:07.380

Adam Kaufman: For one

1988

03:45:07.470 --> 03:45:08.430

Amanda Hense: No, that's okay.

1989

03:45:10.080 --> 03:45:13.680

Valerie B Desimone: Amanda. We've been working with your expedite around this.

1990

03:45:14.910 --> 03:45:16.200

Valerie B Desimone: Natalie Yeah.

1991

03:45:16.620 --> 03:45:28.830

Valerie B Desimone: So we prepared everything to go do you think you've met these revised plans in within the next couple of days to get you on the next agenda. Or is that kind of pushing it. And you'd rather just

1992

03:45:30.510 --> 03:45:33.870

Amanda Hense: I can definitely see what we can do, what would be the cutoff for that.

1993

03:45:35.160 --> 03:45:38.580

Valerie B Desimone: I guess the Thursday morning at 8am.

1994

03:45:41.100 --> 03:45:44.010

Valerie B Desimone: For off on Wednesday, so we can't use your normal deadline, but

1995

03:45:44.010 --> 03:45:47.310

Adam Kaufman: I don't know. Is there a real there's not necessarily a rush to do this.

1996

03:45:49.620 --> 03:45:50.730

Adam Kaufman: I don't want to put undue

1997

03:45:51.240 --> 03:45:52.590

Christopher Carthy: Yeah, just

1998

03:45:52.650 --> 03:45:53.640

Adam Kaufman: Get it when you Kevin

1999

03:45:53.850 --> 03:45:54.930

Valerie B Desimone: I just figured I mentioned at

2000

03:45:56.190 --> 03:46:03.720

Amanda Hense: The bank is really eager to get in compliance with the state statutes. So anything we can do to get moving forward with that. Sure.

2001

03:46:07.110 --> 03:46:12.450

Christopher Carthy: You get. And then if you gather them together. Then if you don't, you'll be on the next agenda, you know it, but it's soo it soon.

2002

03:46:12.900 --> 03:46:13.980

Adam Kaufman: We meet every two weeks.

2003

03:46:14.760 --> 03:46:15.240

Awesome.

2004

03:46:18.720 --> 03:46:19.620

Christopher Carthy: Thank you, Amanda.

2005

03:46:20.640 --> 03:46:21.150

Amanda Hense: Thank you.

2006

03:46:22.140 --> 03:46:24.180

Christopher Carthy: I think we have one item on the agenda. Yeah.

2007

03:46:24.360 --> 03:46:26.940

Adam Kaufman: 1717 North Lake

2008

03:46:27.210 --> 03:46:28.380

Christopher Carthy: Any roundhill

2009

03:46:31.410 --> 03:46:33.720

Adam Kaufman: Okay, let's do 17 North Lake

2010

03:47:15.000 --> 03:47:17.730

Adam Kaufman: I don't know who's waiting, see who they are.

2011

03:47:37.740 --> 03:47:38.310

Adam Kaufman: Alex

2012

03:47:52.170 --> 03:47:55.230

Adam Kaufman: Hello, and we're not sure which project you're waiting for

2013

03:47:56.220 --> 03:47:57.270

apcol: 17 norfleet

2014

03:47:57.960 --> 03:48:00.840

Adam Kaufman: Okay. All right. Is anyone else coming in with you.

2015

03:48:02.460 --> 03:48:05.820

apcol: There was the owner Emilio but I think he, I think he left.

2016

03:48:06.090 --> 03:48:11.550

Adam Kaufman: Okay. All right. So then we'll, we'll take you now. We weren't sure who exactly you you were

2017

03:48:12.780 --> 03:48:13.320

apcol: I'm Andrew

2018

03:48:14.280 --> 03:48:18.720

Adam Kaufman: Okay, it came up as a PC AOL. So we didn't know you were waiting for us.

2019

03:48:19.560 --> 03:48:20.970

apcol: Oh, sorry about that.

2020

03:48:21.120 --> 03:48:24.990

Adam Kaufman: Yeah, so why don't you take us through the project.

2021

03:48:26.340 --> 03:48:30.390

apcol: Alright, so this is a new construction. See how

2022

03:48:32.520 --> 03:48:33.360

apcol: This thing house.

2023

03:48:33.510 --> 03:48:36.540

Adam Kaufman: Can you share launched the screen with with us.

2024

03:48:55.980 --> 03:49:03.630

apcol: 817 North Lake Road.

2025

03:49:04.950 --> 03:49:06.780

apcol: single family house.

2026

03:49:09.750 --> 03:49:13.230

apcol: Is about 6878

2027

03:49:17.700 --> 03:49:21.240

apcol: Or what else you want me to run through the site plan to set back

2028

03:49:22.620 --> 03:49:27.900

Adam Kaufman: Here, why don't you just show show the site plan where the pool is going to go where the septic is

2029

03:49:28.290 --> 03:49:32.520

Adam Kaufman: And then you could show the elevations of the of the house.

2030

03:49:33.690 --> 03:49:33.900

apcol: But

2031

03:49:36.000 --> 03:49:36.750

apcol: Here's the

2032

03:49:37.470 --> 03:49:40.530

apcol: Engineers birthday on the engineering

2033

03:49:41.910 --> 03:49:45.900

apcol: Civil work on this project. Here's the existing

2034

03:49:47.430 --> 03:49:54.660

apcol: And the one story house that's been demolished. We're going to propose to utilize the existing curb cut here.

2035

03:49:56.580 --> 03:49:59.760

apcol: And as you can see on the proposed site plan.

2036

03:50:00.780 --> 03:50:08.550

apcol: Here's location of the house abiding by the setbacks. The primary septic areas directly behind the house and

2037

03:50:09.300 --> 03:50:11.340

apcol: Do is to the left here.

2038

03:50:12.360 --> 03:50:21.300

apcol: The pool is being proposed in the location that's in because of the pitch of the house and the topography slopes up in the back.

2039

03:50:22.860 --> 03:50:27.630

apcol: Your head determine that this was the best location for the septic and

2040

03:50:28.770 --> 03:50:37.020

apcol: Given the setbacks houses the septic and the septic septic to the pool. This was pretty much the only location that it could go

2041

03:50:38.070 --> 03:50:48.780

apcol: So on our original submission. We had it over to the left more was the patty was actually encroaching on the side yard setback for this revision. We had moved the pool to abide by all the

2042

03:50:55.650 --> 03:50:56.700

Adam Kaufman: House elevations.

2043

03:51:10.470 --> 03:51:13.080

apcol: Is the front of the house. It's a

2044

03:51:14.820 --> 03:51:20.250

apcol: To be kind of a popular design. Now it's called a modern farmhouse kind of look

2045

03:51:23.190 --> 03:51:35.070

apcol: The higher the buildings. Bring that down. Second floor the exterior walls not full height exterior walls. The roof bears on more or less the walls so that the

2046

03:51:36.150 --> 03:51:46.110

apcol: Second floor has some slope ceilings on the inside at the exterior walls in order to bring the raging the overall height of the house down. So it's not so daunting and top

2047

03:51:48.030 --> 03:52:00.660

apcol: Previously like colonial style houses had full height exterior walls and resulted in taller taller structures, but this is more of a set of farmhouse style with the porch in front

2048

03:52:02.100 --> 03:52:05.100

apcol: Side, it says a three car garage and side.

2049

03:52:09.600 --> 03:52:10.470

apcol: Other side.

2050

03:52:16.710 --> 03:52:17.460

apcol: The rear

2051

03:52:18.480 --> 03:52:20.040

apcol: So there's the patio and the back

2052

03:52:21.180 --> 03:52:26.070

apcol: Lots of bears poking out of the roofline just to get some character and

2053

03:52:27.360 --> 03:52:27.960

apcol: Integrity.

2054

03:52:30.420 --> 03:52:31.050

apcol: That's

2055

03:52:31.320 --> 03:52:33.330

Adam Kaufman: Yeah, I think that's a good overview

2056

03:52:34.350 --> 03:52:41.040

Adam Kaufman: The biggest you know concern I had is really with the amount of tree removal and the location of that pool.

2057

03:52:41.910 --> 03:52:45.660

Adam Kaufman: If the board has any thoughts or comments on that.

2058

03:52:47.250 --> 03:52:51.060

Christopher Carthy: Into the site, please. The actual site you show us inside

2059

03:52:51.300 --> 03:52:52.650

Adam Kaufman: He was like an area. You mean

2060

03:52:54.060 --> 03:52:56.070

Adam Kaufman: Yeah, feet up. If he doesn't have it like I could

2061

03:52:56.940 --> 03:52:58.710

Christopher Carthy: I don't assume the typography.

2062

03:53:00.300 --> 03:53:01.470

Adam Kaufman: Does he have typography.

2063

03:53:02.010 --> 03:53:05.850

Adam Kaufman: Anyone should have been one of the, I think the birthday plan has the typography.

2064

03:53:06.750 --> 03:53:07.650

apcol: Correct. Yep.

2065

03:53:09.210 --> 03:53:10.260

Christopher Carthy: Just see that for a minute.

2066

03:53:11.850 --> 03:53:18.120

Christopher Carthy: So what does the elevation of the, let's say, the proposed patio. What's the elevation proposed patio.

2067

03:53:19.800 --> 03:53:22.800

apcol: The first floor 600.50

2068

03:53:22.800 --> 03:53:23.010

So,

2069

03:53:24.060 --> 03:53:26.760

Christopher Carthy: It looks like 599. It looks like 600

2070

03:53:27.300 --> 03:53:31.260

Christopher Carthy: Yeah, or 600 and then what is the elevation of the pool.

2071

03:53:37.410 --> 03:53:44.460

Christopher Carthy: 604604 it's an ascetic is 598 more or less.

2072

03:53:47.400 --> 03:53:50.280

apcol: Yeah, that's this total line right here.

2073

03:53:56.310 --> 03:54:04.410

Christopher Carthy: I'm just curious. I mean, I'm not figuring it all out my I'm getting very tired, but I'm actually why not move this and I know you explained why, but I just want to hear from you again.

2074

03:54:04.680 --> 03:54:12.150

Christopher Carthy: Why not move the pool and make it semi attached to the house. Move the septic behind the pool, even though there's a slight grade change.

2075

03:54:13.170 --> 03:54:20.100

Christopher Carthy: Who should concern that the pool is now downhill of the septic or go, it has to be 50 feet away from the septic is that we are thinking

2076

03:54:21.900 --> 03:54:28.710

apcol: I don't have all the answers to your questions. This would be better, both to the the civil engineer.

2077

03:54:29.790 --> 03:54:35.520

apcol: From what I understand what he's told me is that there's not enough setback putting the pool here.

2078

03:54:36.570 --> 03:54:41.250

apcol: Also had to do with the gravity feed of the drainage.

2079

03:54:43.440 --> 03:54:50.070

apcol: I can absolutely right. Some of these concerns down have a conversation with him proud of it back to you on that.

2080

03:54:55.980 --> 03:54:58.260

Christopher Carthy: House, but I just, it just strikes me as

2081

03:55:00.750 --> 03:55:01.260

Christopher Carthy: Design.

2082

03:55:01.530 --> 03:55:02.880

Adam Kaufman: Yeah. Yeah, I agree. Yeah.

2083

03:55:03.210 --> 03:55:17.460

Christopher Carthy: And what you could consider doing is I just wonder if if you've really figured out how to work the septic and the pool together and how to tweak the elevations, perhaps, to get a, get a better design that's all that's my two cents.

2084

03:55:19.830 --> 03:55:36.180

Adam Kaufman: Yeah, and i and i think you know we did 27 trees, which is pretty significant for this lot, you know, are there opportunities to get some something some real vegetation in particular between the two lots and the neighbor. Yeah.

2085

03:55:36.570 --> 03:55:42.240

apcol: Yeah, absolutely. That's a, that's something that we're definitely willing to do you want to do that.

2086

03:55:44.130 --> 03:55:57.960

apcol: I don't believe Amelia had submitted a tree removal application yet but I read that some of the engineering comments had to do with the

landscaping plans. So we're more than happy to provide you with a demo plan of the trees and then a proposed taping.

2087

03:55:59.430 --> 03:56:02.520

apcol: Just to show you what the site will look like. Yeah.

2088

03:56:03.450 --> 03:56:10.560

Christopher Carthy: Is it possible to move the house to go left, so as to increase the buffer between the driveway and the property line.

2089

03:56:10.770 --> 03:56:13.710

Adam Kaufman: Yeah, even even four or five feet would make a big difference.

2090

03:56:13.830 --> 03:56:15.750

apcol: I mean, if you were to move the house. Yeah, we

2091

03:56:17.220 --> 03:56:25.980

apcol: Moved it already. And this is this is the corner of the porch and this is what we left to do what, that's very good.

2092

03:56:26.700 --> 03:56:27.840

Christopher Carthy: Side yard setback.

2093

03:56:28.560 --> 03:56:29.190

apcol: Correct, yeah.

2094

03:56:29.430 --> 03:56:30.330

Christopher Carthy: Uh huh. Yeah.

2095

03:56:32.100 --> 03:56:33.210

apcol: It's actually a front yard.

2096

03:56:34.470 --> 03:56:35.160

apcol: Front, side.

2097

03:56:35.880 --> 03:56:36.510

Christopher Carthy: Front, side of

2098

03:56:37.200 --> 03:56:50.520

apcol: The road right so our driveway was wider before we reduce the width of that just to try to increase this as much as possible, giving the turnaround radius that we need to provide here.

2099

03:56:50.700 --> 03:56:51.930

Adam Kaufman: Yeah, you don't want to go small

2100

03:56:53.190 --> 03:57:04.170

Christopher Carthy: Yeah. And if you were to just cut that instead of bringing that go watch all the way out as large as became you ended it five feet or six feet sooner.

2101

03:57:05.460 --> 03:57:16.320

Christopher Carthy: But that enable you to or a couple of feet sooner without any would enable you to move to house a little to the left. So if the pickup better turning ratings and more buffer on the driveway side.

2102

03:57:18.330 --> 03:57:27.270

apcol: We had thought about that because we were trying to push the septic back when we were really relocating the pool.

2103

03:57:27.990 --> 03:57:42.180

apcol: And I had a couple conversations with the owner and with the engineer and I felt that this right here is about eight feet. And that's the pinch point of the porch, and if we were to lose a couple of feet.

2104

03:57:43.500 --> 03:57:49.680

apcol: Would be great for the setback, but I think it would be detrimental to the the function and the look of the front porch.

2105

03:57:50.940 --> 03:58:02.190

apcol: Because here with eight feet. You can have a couple rocking chairs and still walk by, but if you're down to six feet, say, and you have a outdoor coucher seating area, it becomes a little tight.

2106

03:58:02.340 --> 03:58:06.150

Adam Kaufman: Right. But, but are you Christopher. Are you talking about the other dimension.

2107

03:58:06.330 --> 03:58:09.390

Adam Kaufman: Yes, right. Not yeah yeah

2108

03:58:09.420 --> 03:58:10.800

Christopher Carthy: Moving it over cut it.

2109

03:58:10.950 --> 03:58:12.060

apcol: Like this right here.

2110

03:58:12.120 --> 03:58:12.480

Yeah.

2111

03:58:13.590 --> 03:58:15.480

apcol: Yeah, I think that becomes

2112

03:58:15.810 --> 03:58:17.640

Adam Kaufman: Also that front elevation

2113

03:58:18.480 --> 03:58:21.180

apcol: Yeah, it really affects the the front elevation

2114

03:58:22.890 --> 03:58:29.010

Christopher Carthy: It changes the front elevation. Yeah, not necessarily effects or changes might be you.

2115

03:58:29.010 --> 03:58:29.280

Christopher Carthy: Know,

2116

03:58:30.150 --> 03:58:30.990

Adam Kaufman: Well, I mean that

2117

03:58:31.020 --> 03:58:31.470

Adam Kaufman: Would that

2118

03:58:31.830 --> 03:58:35.460

Adam Kaufman: Would that necessarily look terrible. If it stopped from

2119

03:58:36.720 --> 03:58:37.110

Adam Kaufman: Didn't

2120

03:58:38.430 --> 03:58:40.440

Adam Kaufman: If it came in a few feet. Yeah, I mean,

2121

03:58:40.920 --> 03:58:41.490

Adam Kaufman: I think if

2122

03:58:41.640 --> 03:58:51.930

apcol: It is calm would be impeding on the store and we'd have to make this equal on this side and it would be my opinion kind of too close to the window column in LA.

2123

03:58:52.500 --> 03:58:56.880

Adam Kaufman: eliminated the both those last columns.

2124

03:58:58.350 --> 03:58:59.070

Adam Kaufman: On either side.

2125

03:58:59.640 --> 03:59:00.690

apcol: Right. Let me get back to you.

2126

03:59:01.020 --> 03:59:01.680

Exactly.

2127

03:59:04.140 --> 03:59:06.060

apcol: I don't know. I can run it by the owner, but

2128

03:59:07.110 --> 03:59:10.530

apcol: This is kind of the look that he was he was getting at.

2129

03:59:11.790 --> 03:59:14.490

Joe Cermele: But if you slip the house back from the street. A little bit.

2130

03:59:14.580 --> 03:59:16.080

Joe Cermele: And over you know

2131

03:59:17.190 --> 03:59:18.000

Joe Cermele: Just hold that corner.

2132

03:59:19.020 --> 03:59:20.550

Joe Cermele: And follow that setback one

2133

03:59:21.090 --> 03:59:23.160

Joe Cermele: I know, I know you could tie with the septic back there.

2134

03:59:23.550 --> 03:59:28.380

apcol: Yeah, we need 20 feet minimum. That's right, where we're at. So this, this

2135

03:59:28.710 --> 03:59:30.540

Joe Cermele: Way. I've been approved by the health department. Yep.

2136

03:59:31.440 --> 03:59:32.520

apcol: Yeah, we have approval.

2137

03:59:33.690 --> 03:59:42.420

apcol: This was the issue when we, when we push the pool over because like I said, the patio was encroaching on the side yard setback. So we're super cool over

2138

03:59:43.200 --> 03:59:57.420

apcol: And as a result we we lost space we actually push the house forward to give the septic more room. So we really maximize all of our dimensions here in order to make it fit.

2139

03:59:59.010 --> 04:00:02.070

apcol: So it's definitely something that we thought about a few times.

2140

04:00:04.680 --> 04:00:05.370

Christopher Carthy: We think so I

2141

04:00:09.000 --> 04:00:13.410

Christopher Carthy: Mean, my only concern here is I don't love the driveway being on top of the property line.

2142

04:00:16.860 --> 04:00:19.410

Christopher Carthy: Hey, can we see the area again, Adam, do you mind.

2143

04:00:20.970 --> 04:00:22.950

Adam Kaufman: I didn't have it pulled up but there it is.

2144

04:00:24.810 --> 04:00:27.300

Christopher Carthy: Where was the proposed driveway on this area.

2145

04:00:27.780 --> 04:00:29.130

Adam Kaufman: Yeah, right there. There's the crop.

2146

04:00:29.400 --> 04:00:30.870

apcol: And well, yeah, the existing

2147

04:00:31.890 --> 04:00:32.130

apcol: Yep.

2148

04:00:32.670 --> 04:00:35.700

Christopher Carthy: What's that next door. That's a residence. Correct.
Yeah.

2149

04:00:44.040 --> 04:00:49.410

Christopher Carthy: Residences looks even close. Um, I guess it's just on
the side. Your setback as well.

2150

04:00:50.760 --> 04:00:51.720

Christopher Carthy: That's probably on the side.

2151

04:00:55.980 --> 04:00:57.390

Adam Kaufman: Yeah, you can see from the

2152

04:00:59.610 --> 04:01:00.090

Adam Kaufman: Footprint

2153

04:01:02.280 --> 04:01:02.550

Yeah.

2154

04:01:20.430 --> 04:01:26.190

Adam Kaufman: Alright, look, you have our comments and made some
suggestions still want it and

2155

04:01:27.420 --> 04:01:28.440

Adam Kaufman: You know, get back to us.

2156

04:01:30.150 --> 04:01:32.730

apcol: Okay, should we be submitting that tree application.

2157

04:01:33.450 --> 04:01:41.700

Adam Kaufman: Yeah, yeah, we're going to approve that, as with along with
the rest of the of the permit. So yes, we would want to have all that
information.

2158

04:01:42.090 --> 04:01:45.750

Christopher Carthy: And before we go. So when I asked the other board members if they have anything they want to ask

2159

04:01:48.060 --> 04:01:49.320

Steven Sauro: Not at this time. For me, Chris.

2160

04:01:49.620 --> 04:01:52.260

Larry Ruisi: Okay, I'm good for now.

2161

04:01:52.890 --> 04:01:53.970

Christopher Carthy: Okay, Jim.

2162

04:01:54.570 --> 04:01:55.200

Jim Jensen: Murray for now.

2163

04:01:56.310 --> 04:01:56.910

Christopher Carthy: Thank you.

2164

04:01:59.280 --> 04:02:01.140

Christopher Carthy: Okay, look forward to seeing you again.

2165

04:02:01.710 --> 04:02:02.520

apcol: Okay, okay.

2166

04:02:02.610 --> 04:02:04.230

Adam Kaufman: All right. Wait, so one

2167

04:02:05.190 --> 04:02:06.930

apcol: Problem. Have a good night, guys.

2168

04:02:11.460 --> 04:02:12.810

Christopher Carthy: We have one light and left.

2169

04:02:14.700 --> 04:02:17.190

Christopher Carthy: Me to round Hill Road, it's a

2170

04:02:19.230 --> 04:02:20.190

Christopher Carthy: Litigation but

2171

04:02:24.150 --> 04:02:32.760

Christopher Carthy: I'm also getting like an echo, echo, echo or reverberation. For me, buying control or something like that. There's a big buzz in the background.

2172

04:02:37.260 --> 04:02:48.570

Joe Cermele: This is just a typical well and mitigation bond for me to roundhill based on the mitigation cost estimate provided by the landscape architect came up with a bond amount of

2173

04:02:49.470 --> 04:03:01.980

Joe Cermele: Just over well. Just under \$21,000 for the installation and then five year long term maintenance for 28 just over 2800

2174

04:03:03.150 --> 04:03:06.390

Christopher Carthy: Okay, so you need a recommendation to the town board that they adopt that

2175

04:03:10.080 --> 04:03:10.770

Christopher Carthy: That bond.

2176

04:03:11.190 --> 04:03:11.640

Right.

2177

04:03:13.440 --> 04:03:15.060

Christopher Carthy: Board members, anything to add to that.

2178

04:03:16.830 --> 04:03:21.540

Christopher Carthy: Okay, I'll make a motion that the town board adopt the wetland mitigation, Bob.

2179

04:03:22.620 --> 04:03:23.070

Larry Ruisi: Second,

2180

04:03:23.550 --> 04:03:24.300

Christopher Carthy: All in favor.

2181

04:03:24.780 --> 04:03:25.020

Aye.

2182

04:03:26.550 --> 04:03:26.850

Christopher Carthy: Good.

2183

04:03:28.800 --> 04:03:29.130
Christopher Carthy: Okay.

2184
04:03:30.390 --> 04:03:32.850
Christopher Carthy: Well, I think, I think that's it for tonight.

2185
04:03:35.430 --> 04:03:35.730
Christopher Carthy: Yeah.

2186
04:03:36.330 --> 04:03:39.360
Adam Kaufman: I next agenda doesn't look as bad as tonight.

2187
04:03:39.390 --> 04:03:47.790
Adam Kaufman: Unfortunate looks like run like this. Yo yo cycle really long meeting in a relatively short really long relatively short but

2188
04:03:49.590 --> 04:03:52.740
Christopher Carthy: The next meeting is I can say it's the week of Thanksgiving break

2189
04:03:54.150 --> 04:03:54.990
Christopher Carthy: Okay, folks.

2190
04:03:56.520 --> 04:03:57.480
Valerie B Desimone: Motion to adjourn.

2191
04:04:01.440 --> 04:04:01.950
Steven Sauro: Second,

2192
04:04:02.220 --> 04:04:02.880
Christopher Carthy: All in favor.

2193
04:04:03.150 --> 04:04:05.220
Christopher Carthy: Aye. Aye. Thanks.

2194
04:04:07.530 --> 04:04:08.280
Jim Jensen: Thanks, everybody.

2195
04:04:08.520 --> 04:04:08.820
Bye.