

Board Members in Attendance:

Robert Pellegrino, Chairman
Robert Paley
Art Hunter
Jerry Paino

Board Member Absent:

Bernhard Preisser

- 1) Public Hearing
Subdivision
23 Park Avenue

The application was adjourned.

Mr. Tomasso gave an explanation of the affordable housing law, basically, any development of five units or more must have affordable house per the settlement with the County.

Extensive discussion took place regarding the intricacies of the law as they pertain to the various projects within the Village.

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- 2) Continuation of Public Hearing
3 Lot Subdivision
50 Heatherdell Road

Mr. Paul Petretti presented himself to the Board and presented modified cul de sac plans. The cul de sac has been moved back off of the road and has been made slightly smaller. There are still three lots. Accessibility to the lots will be via Heatherdell Road. The drainage works nicely. Mr. Petretti mentioned that the Village Engineer agrees that the drainage is being addressed quite well.

Chairman Pellegrino stated that the drainage was not the issue - Mr. Petretti has had two months to consider Pat Cleary's thinking on the project and the Board's thinking and yet he returned this evening with a plan which involves a big piece of pavement. Mr. Pellegrino explained that the Board's concern was not with moving the cul de sac back off the road, but rather the character of the cul de sac.

Mr. Petretti argued for the cul de sac, however, Mr. Pellegrino insisted on seeing a plan without a cul de sac. Mr. Petretti defended himself and stated that the application does not work without a cul de sac.

Chairman Pellegrino suggested several alternatives to the cul de sac. Mr. Petretti stated that he would not sign off on any driveways on Chimney Pot Lane. Chairman Pellegrino expressed his disappointment that Mr. Petretti again presented a cul de sac plan.

Mr. Parnes stated that he did not see any changes since the prior month on the plans.

Mr. Tomasso mentioned that he had a meeting with the two village consultants and recommended at that time that Mr. Petretti return with an alternate plan. However, Mr. Petretti has returned with the same plan.

The Session concluded at 8:42 p.m.

The Session opened at 8:43 p.m.

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Board Member Absent:	Bernhard Preisser
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- 3) Continuation of Public Hearing
Subdivision, Steep Slope/
Wetlands
Cross Road/Ashford Avenue/
Sprain Road/ Ardsley Road
Irvington Builders

Mr. Petretti addressed the Board regarding the FEMA data which was requested. The 1978 hydraulic model no longer applies. The one barrel, original, bridge has been changed to a two barrel bridge. Mr. Petretti discussed the fish ponds which have been filled in. Mr. Petretti referred to a 1905 survey.

Mr. Petretti presented photos of the flooding during the recent hurricane. Mr. Petretti discussed the situation with the culvert.

Mr. Petretti explained that, eventually, FEMA will revise their requirements since the 1978 model no longer applies. Mr. Petretti will write a letter to FEMA regarding this change.

The maintenance of the stream was questioned by Mr. Parnes, however, no definitive answer was given.

Chairman Pellegrino stated that the specifics on the size and number of homes being proposed needs to be determined. Chairman Pellegrino suggested Mr. Petretti now apply for the permit necessary. Mr. Tomasso suggested Mr. Petretti draft a letter to the Village Board regarding the wetlands maintenance.

The Session concluded at 9:15 p.m.

The Session opened at 9:17 p.m.

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Mr. Tomasso gave an informal review of the Elm Street project. Mr. Petretti addressed the Board regarding the pilings.

The session concluded at 9:30 p.m.

The Session began at 9:32 p.m.

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Art Hunter
Jerry Paino

Board Member Absent:

Bernhard Preisser

- 2) Informal Public Hearing for
New One Family Dwelling
Orlando Avenue

Chairman Pellegrino explained that the little red house with the lot which was subdivided years ago is owned by him. He would like to develop the lot. He discussed the specifics with the Board and was advised that a special permit would be required.

(There was some inaudible dialogue)

Session concluded at 9:40 p.m.

Board Members in Attendance:

Robert Pellegrino, Chairman
Robert Paley
Art Hunter
Jerry Paino

Board Member Absent:

Bernhard Preisser

- 3) Informal Discussion
Changing Proposed Water
Main Extension
601 Ashford Avenue

The applicant did not show up, therefore, application was not heard.