

**MINUTES
VILLAGE OF ARDSLEY
PLANNING BOARD
MEETING of
MONDAY, MAY 9, 2016**

I. Call to Order

The Chair¹ called the meeting to order at 8:08 p.m.

Board Members in Attendance: Bernhard Preisser
 Altin Batska
 Susan Jainchill
 Evan Yager

The Chair announced that the agenda would be taken out of order.

**II. Andrew Siden
6 Windsong Road
Proposed Site Plan, to Demolish Existing One-Family Dwelling and Construct a
New One-Family Dwelling
Informal Hearing**

Present: Lilianne Habibi, Architect

Ms. Habibi showed drawings of the existing and proposed structures and described the proposed project. Ms. Habibi stated that the proposal includes removing three trees, one where the proposed house will be located and two at the proposed construction entrance. The Chair noted that the two trees at the proposed construction entrance appeared to be in the right of way. Ms. Jainchill would like applicant to have an arborist look at the two trees to determine if they can be saved, or to propose plans where those trees would not be at the construction entrance or damaged during construction.

The Chair moved, and Ms. Jainchill seconded, that it be resolved that a Public Hearing for site plan approval, for Stormwater Pollution Prevention Plan (SWPPP) approval, for

¹ In Mr. Pellegrino's absence, Mr. Preisser served as Chair.

special permit to exceed the permitted impervious surface area, and for permit to remove existing curb cuts and install a new curb cut, for 6 Windsong Road be set for next month, provided that applicant has submitted both application documents and \$5,000 escrow funds for the Village's consulting engineer, and subject to the consulting engineer being available to present recommendations on that date. **Vote:** 4 in favor, none opposed, none abstaining.

**III. Richard Mohring Building & Development Corp.
611 Ashford Avenue
Proposed Site Plan, to Demolish Existing Two-Family Dwelling and Construct New One-Family Dwelling
Informal Hearing**

Present: Mr. Richard Mohring.

There was a brief description of the proposed project.

The Chair moved, and Mr. Yager seconded, that it be resolved that a Public Hearing for site plan approval, for Stormwater Pollution Prevention Plan (SWPPP) approval, for special permit to exceed the basic permitted house size based on thirty percent FAR, for special permit to exceed the permitted impervious surface area, and for permit to remove existing curb cuts and install a new curb cut, for 611 Ashford Avenue be set for next month, provided that applicant has submitted both application documents and \$5,000 escrow funds for the Village's consulting engineer, and subject to the consulting engineer being available to present recommendations on that date. **Vote:** 4 in favor, none opposed, none abstaining.

IV. Approval of Minutes

The Chair moved, and Mr. Batska seconded, to amend the previously adopted minutes of the December 2015 meeting of the Planning Board to reflect Planning Board approval of an eighteen-foot curb cut (instead of a fourteen-foot curb cut) at the Mose property on 24 Grandview Avenue. **Vote:** 4 in favor, none opposed, no abstentions.

The Chair moved, and Mr. Yager seconded, that the Planning Board approve the minutes of its March meeting, as amended. **Vote:** 3 in favor, none opposed, no abstentions.

The approval of the minutes of the April meeting of the Planning Board was adjourned.

V. Adjournment

There being no other business, the meeting of the Planning Board adjourned at 8:35 PM.

Respectfully submitted,
Judith B. Calder
Recording Secretary