

Planning Board Minutes September 6, 2018

Chairman Donald Pollock opened the September 6, 2018 meeting of the Amityville Planning Board at 7:00 P.M. and welcomed the public. He introduced himself and the other Board members to the public. Chairman Pollock then introduced Mia Jealous-Dank to the public as the new and returning alternate Board Member.

Members Present: Donald Pollock, Chairman
James Squicciarini, Member
Colleen Nugent, Member
Mary D'Andrea, Member
Michael O'Neill, Member

Other Attendees: Mia Jealous-Dank, Alternate
Bryan Donato, Building Inspector
Corliss Baskerville, Secretary to the Board

The Board and attendees recited the Pledge of Allegiance.

Chairman Pollock noted that all applicants are hereby notified that any/all agreed upon concessions, promises, pledges, assurances or declarations given by them or their duly appointed agents, during their hearing process shall become stipulations to any approvals given by this Board.

The first order of business is to make a motion to approve the minutes of the June 7, 2018 meeting.

A Motion to Approve the minutes from the July 5, 2018 meeting was made by Mr. Squicciarini and seconded by Mr. O'Neill.

Vote on the Motion:	Chairman, Donald Pollock	-aye
	Mary D'Andrea	-aye
	Colleen Nugent	-aye
	Michael O'Neill	-aye
	James Squicciarini	-aye

Motion carried: 5 ayes 0 nays

With no further Board Business Chairman Pollock moved on to the items on the agenda.

Application of Salim Abraham as agent for HEM Development II Corp. Approval of a proposed subdivision along with Architectural Review and approval of Two Proposed Two-Story, Single-Family dwellings pursuant to Sections 24-6 A. (1) (a) and 24-6 A. (1) (h) of the Village Code. Premises located on the West side of Belmont Court approximately 161 ft. South of Oak St in a residential B District known as 6 Belmont Ct., a/k/a SCTM#101-6-3-73. Mr. Abraham, Jr. spoke on behalf of this application.

Mr. Abraham's application has been before the Zoning Board of Appeals where the application was approved with the stipulations of removing the entrance to the basement, reducing the house size to 30 feet x 40 feet; the allowance of a finished basement and a garage. Chairman Pollock stated that an evacuation window would be required for the basement which would need to be included in his design. He further stated that two egress windows would be required to meet the Village Code. Mr. Abraham stated there was concern, at some future point, the homes could be used as multiple rental dwellings. He addressed these concerns with the owners and they are fine with making whatever changes were needed to be up to the Village Codes. The ceiling in the basement will be seven feet in height. Chairman Pollock reiterated the stipulations given by the Zoning Board of Appeals as follows: no outdoor entrance to the cellar; four-bedroom maximum, foot print of houses reduced to 30 feet by 40 feet, to submit to the Planning Board, include basement with no outside entrance and must maintain all Village, State and Local Codes.

Mr. Abraham presented materials and colors (i.e. siding, roofing) to the Board. One house will be blue, and one will be gray. He is proposing a six-foot fence

A Motion to adjourn this application with the following stipulations was made by Mr. Squicciarini and seconded by Mr. O'Neill.

Stipulations:

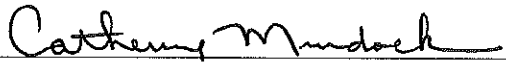
1. Applicant must submit a completed application with required paperwork and drawings to the Building Department and Board within two weeks from today.
2. Applicant's application will be heard at the September Planning Board meeting.

Vote on the Motion:	Chairman, Donald Pollock	-aye
	Mary D'Andrea	-aye
	Colleen Nugent	-aye
	James Squicciarini	-aye
	Michael O'Neill	-aye

Motion carried: 5 ayes 0 nays

Meeting adjourned at 8:40 pm

Respectfully submitted:


Catherine Murdock, Clerk/Treasurer