Village of Amityville
Planning Board Minutes
August 10th, 2017

Chairman James Squicciarini opened the August 10th, 2017 meeting of the Amityville Planning Board at 7:02 P.M. and welcomed the public. He then introduced himself and the other board members to the public.

Members Present:
James Squicciarini, Chairperson
Joe Morin, Board Member
Mary D'Andrea, Board Member
Mia Jealous-Dank, Board Member
Colleen Nugent, Board Member
Ethel MacGill (alternate member)
Bryan Donato, Building Inspector
Catherine Murdock, Clerk/Treasurer

The board and attendees recited the Pledge of Allegiance.

Chairperson Squicciarini 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 for the **July 6th, 2017** Planning Board meeting, copies of which were distributed to all members of the Board.

The motion was made by Mr. Morin seconded by Ms. Colleen Nugent

Vote on the Motion:	James Squicciarini	aye
	Mia Jealous-Dank	aye
	Joe Morin	aye
	Mary D'Andrea	aye
	Colleen Nugent	aye
Motion Carried:	5 ayes	0 nays

Chairperson Squicciarini stated there was a request for a material change from stone to stucco on the east side foundation to **2 Anita Place**. Chairperson Squicciarini accused himself from the vote. A motion to the material change was made by Ms. D'Andrea and seconded by Ms. Jealous-Dank.

Vote on the Motion:	James Squicciarini	aye
	Mia Jealous-Dank	aye
	Joe Morin	aye
	Mary D'Andrea	aye
	Colleen Nugent	aye

Motion Carried: 5 ayes 0 nays

Chairperson Squicciarini stated there was a request for a six (6) month extension of Planning Board Decision by owners of **158 Merrick Road**. A motion to grant the six (6) month extension was made by Ms. D'Andrea and seconded by Ms. Nugent.

Vote on the Motion:	James Squicciarini	aye
	Mia Jealous-Dank	aye
	Joe Morin	aye
	Mary D'Andrea	aye
	Colleen Nugent	aye

Motion Carried: 5 ayes 0 nays

Application of **Nicole Coppack as agent for James Coppack owner**. Applicant seeks architectural review and approval pursuant to a proposed new detached one story with loft garage pursuant to section 24-6-A(1)(h) of the Village Code. Premises located on the south side of Union Avenue approximately 639 feet west of Bayview Avenue in a "Residential B" district known as **119 Union Avenue** a/k/a SCTM#101-6-1-27

Mr. Coppak presented the project in detail and presented a colored rendering of the garage illustrating all details of the proposed project. Mr. Coppak explained that the garage sits at a long set back from the street. The materials proposed all matched the existing home with a gray vinyl siding, dark roof, black shutters and white trim. Mr. Coppak pointed out the illustration of the proposed carriage doors. Mr. Squicciarini commented that Mr. Coppak's plans were the best he has ever seen, the Board concurred. Mr. Morin asked if the sliding glass doors would have trim, Mr. Coppak answered yes. Ms. Jealous-Dank asked if the driveway currently meets the garage, Mr. Coppak answered yes. Chairperson Squicciarini requested a no plumbing stipulation be added, Mr. Coppak replied this was not possible due to the fact there will be active pool equipment on the first floor. Chairperson Squicciarini said a stipulation could be made to just include no plumbing on the second floor.

There being no further comments from the floor or the Board, a motion to approve with the following stipulations was made by Ms. D'Andrea and seconded by Ms. Jealous-Dank:

Stipulations:

1. Applicant must receive pending approval from the Zoning Board of Appeals for a variance that was approved in September
2. Applicant must abide by all building, state, and local codes
3. Applicant will adhere to no habitable space in the loft on the second floor.
4. Applicant will adhere to no plumbing in the loft on the second floor.
5. Plumbing on the first floor is permitted for pool equipment use only.

Vote on the Motion:	James Squicciarini	aye	
	Mia Jealous-Dank	aye	
	Joe Morin	aye	
	Mary D'Andrea	aye	
	Colleen Nugent	aye	
Motion Carried:	5 ayes		0 nays

Application of **Mark Anthony Munisteri Architect as agent for Robert West owner.** Applicant seeks architectural review and approval pursuant to the proposed elevation of the existing one story family dwelling to F.E.M.A and NYS building code requirements with a proposed new one story addition to the east side and new west side deck pursuant to section 24-6-A (1)(h) of the Village Code. Premises located on the west side of Bayview Place approximately 92 feet north of Chadwick Court in a "Residential A" district known as **33 Bayview Place** a/k/a SCTM#101-12-5-5

Mark Anthony Munisteri Architect spoke on behalf of this application. Mr. Munisteri explained the eight (8) foot addition would include a relocation of a door, the house will maintain the same siding. Ms. D'Andrea asked if the casing around the doors stopped at the stucco line, Mr. Munisteri explained they would go all the way down. Ms. Jealous-Dank noted that the plans were lacking information, she questioned how to distinguish between new and existing windows. Mr. Munisteri replied all new windows were labeled with numbers. Mr. Morin questioned the existing generator, Mr. Munisteri replied that the generator will also be raised on a pressure treated platform.

There being no further comments from the floor or the Board, a motion to approve with the following stipulations was made by Mr. Morin and seconded by Ms. Nugent:

Stipulations:

1. Applicant must secure all necessary permits
2. Applicant must abide by all building, state, and local codes
3. Applicant will place lattice on the rear elevation at the lower platform down to the ground on the stairs.
4. Applicant will add a window on the right side elevation of the front portion of the house by the stairs on the second floor.
5. Applicant will adhere to the variance issued by the Zoning Board of Appeals

Vote on the Motion:	James Squicciarini	aye	
	Mia Jealous-Dank	aye	
	Joe Morin	aye	
	Mary D'Andrea	aye	
	Colleen Nugent	aye	
Motion Carried:	5 ayes		0 nays

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Continuation of application of **Andrzej and Joanna Mroczkowski**. Applicant seeks architectural review and approval pursuant to the proposed erection of a new two story one family frame dwelling with two car garage under pursuant to section 24-6-A(1)(h) of the Village Code. Premises located on the south side of new point place approximately 840 feet east of South Bayview Avenue in a "Residential B" district known as **72 New Point Place** a/k/a SCTM#101-12-6-83

Dennis Oliver spoke on behalf of this application. He explained that this is the construction of a two story residence. Mr. Oliver described the layout of the home, all exterior materials, he presented roofing, siding, and stone base samples to the Board. Mr. Oliver explained that all windows would have an additional trim around them adding texture. On the east side elevation, two windows were added to the first floor. Mr. Morin asked if they could fit a window on the east side second floor, Mr. Oliver agreed that an awning window two feet high could be fit. Mr. Oliver explained the exposed concrete would be rough stucco and the garage doors would be the same as the colored rendering he submitted to the Board.

There being no further comments from the floor or the Board, a motion to approve with the following stipulations was made by Mr. Morin and seconded by Ms. Nugent:

Stipulations:

1. Applicant must abide by all state and local codes.
2. Applicant must secure all necessary permits.
3. All landscaping will be replaced.
4. Applicant will add a 2' 4" awning window to the east side elevation on the second floor.
5. Applicant is to rough stucco the exposed concrete, approximately two feet in height at various points around the house.
6. Applicant is to terminate cultured stone into the corner boards in the front of the house so you don't see the rough exposed edges.
7. Applicant is to put lighting over both garage doors.
8. Garage doors are to match those which were presented in the color rendering as an example in their application this evening.
9. Applicant is to submit updated plans that are to reflect the changes stated above in the stipulations.

Vote on the Motion:	James Squicciarini	aye	
	Mia Jealous-Dank	aye	
	Joe Morin	aye	
	Mary D'Andrea	aye	
	Colleen Nugent	aye	
Motion Carried:	5 ayes		0 nays

Meeting adjourned at 8:28 P.M.

Catherine Murdock

Catherine Murdock, Clerk/Treasurer