

VILLAGE OF NEW HEMPSTEAD
108 OLD SCHOOLHOUSE RD.
NEW CITY, N.Y. 10956

PLANNING BOARD

REGULAR MEETING
WEDNESDAY, JANUARY 6, 2016
7:30 P.M. – VILLAGE HALL

PRESENT

CHARLES FRANKEL, CHAIRMAN
DAVID DAHAN
ANGELA ESPOSITO
JOSHUA ELLER
HILLEL KURZMANN

ABSENT

RACHEL SCHWARTZ
MEL POLIAKOFF

ALSO PRESENT

STEVE SILVERBERG, VILLAGE ATTORNEY
GLENN MC CREEDY, VILLAGE ENGINEER
CAROLE VAZQUEZ, VILLAGE CLERK-TREASURER

OPEN MEETING

ROLL CALL

Ateres Bais Yaakov – Discussion

PRESENT

Rabbi Fink
Leonard Jackson – Engineer

Chairman Frankel stated the purpose of this meeting is to set the procedure to move forward. There is no public hearing yet, we have not declared Lead Agency

Mr. Jackson stated this project was approved. We came back requesting re-approval. The Board requested that we revise the plans and change the building around. We complied with the plan the Planner worked out. We completed a revised design of the project. We need a negative declaration under SEQRA. We have provided an updated traffic study and an updated drainage study. We have confirmed the wetland delineation. The other items have not changed. We also are requesting a recommendation to the Zoning Board of Appeals because there are a couple of variances required, which are indicated in the Bulk Table. One is area size.

Chairman Frankel wanted to confirm that the applicant had made an application to the Village Board for a special permit. The answer was yes. It has not yet been approved because there has to be revisions.

Attorney Silverberg stated the Planning Board was previously granted Lead Agency. His suggestion would be to make a resolution as to the intent to be Lead Agency, circulate to all involved agencies, including the Zoning Board, get an application into the ZBA as soon as possible so they can determine whether or not they want the Planning Board to be Lead Agency. The Planning Board is going to have to consider the variances when they look at SEQRA. We should also determine whether or not there are any other involved agencies.

The applicant felt they were not given enough notice and were not prepared for this meeting.

There was a discussion of the events preceding an application.

Mr. Dahan offered the following motion, which was seconded by Mrs. Esposito:

Resolution # P.B. 2016-1

Resolved, that the Planning Board of the Village of New Hempstead hereby declares itself Lead Agency for SEQRA purposes with regard to the application of Ateres Bais Yaakov.

Chairman Frankel called for a vote and the vote was 5-0. The resolution was adopted.

Chairman Frankel offered the following motion, which was seconded by Mr. Kurzmann

Resolution # P.B. 2016-2

Resolved, that the Planning Board of the Village of New Hempstead hereby adjourns the meeting for the application of Ateres Bais Yaakov to a date certain, which will be February 3, 2016.

Chairman Frankel called for a vote and the vote was 5-0. The resolution was adopted.

Approval of minutes of August 5, 2015.

Mr. Kurzmann offered the following motion, which was seconded by Mr. Dahan:

Resolution # P.B. 2016-3

Resolved, that the minutes of the regular meeting of the Planning Board, held on August 5, 2015 are hereby approved as submitted and that the reading of said minutes is waived.

Chairman Frankel called for a vote and the vote was 4-0. The resolution was adopted.

Mr. Kurzmann offered the following motion, which was seconded by Mrs. Esposito:

Resolution # P.B. 2016-4

Resolved, that the meeting held by the Planning Board of the Village of New Hempstead on January 6, 2016 is hereby adjourned.

Chairman Frankel called for a vote and the vote was 5-0. The resolution was adopted.

Respectfully submitted,

Carole Vazquez, Village Clerk-Treasurer

Lpm