

June 20, 2017
TUCKAHOE PLANNING BOARD
TUCKAHOE VILLAGE HALL
Regular Meeting – 7:30pm

Present: Chairperson Ann Marie Ciaramella
Commissioner Raymond Nerenberg
Commissioner Claire Gorman
Commissioner Melba Caliano
Commissioner David Barra

Absent: Commissioner Eric Fang – Ad Hoc

Also in Attendance:
Gary Gjertsen Village Attorney
Bill Williams Building Inspector

Chairwoman Ciaramella announced the evening’s agenda as follows:

Item #1 Approval of minutes – February 22, 2017 Regular meeting
Item #2 25 Oakland Ave. Site Plan
Item #3 180 Lake Ave. Adjourned

Item #1 Approval of minutes – February 22, 2017 Regular meeting
Commissioner Nerenberg motioned to approve the minutes from the Feb. 22, 2017
Regular meeting, was seconded by Commissioner Barra and carried with a vote of 4
– 0, with Commissioner Gorman abstaining due to her absence.

Item #2 25 Oakland Ave. Site Plan

Greg Sahagian of Gregory Sahagian and Sons, representing Central Korean United Methodist Church, noted that he appeared before the Sign and Awning Board and they requested Planning Board approval. The paperwork and sample of fabric was submitted. He submitted a letter from the pastor of the church stating that there was no intention to have a second church on the premises. (Letter in file)

The awning will be setback from the property line and is made of solid construction.

Bill Williams noted that he has checked all the specifications of the awning.

Chairwoman Ciaramella motioned to open the public hearing, seconded by Commissioner Nerenberg and carried unanimously by the Board.

No Public Comments

Chairwoman Ciaramella motioned to close the public hearing, seconded by Commissioner Barra and carried by the Board.

Commissioner Barra offered the following SEQRA resolution in the form of a motion:

APPLICANT/OWNER: Central Korean United Methodist Church

LOCATION OF PROJECT: 25 Oakland Avenue

SECTION: 42 BLOCK: 8 LOT: 1

DESCRIPTION OF PROJECT: Applicant is seeking to construct a new canopy on the premises located at 25 Oakland Avenue, Tuckahoe

SEQRA RESOLUTION

Pursuant to the regulations of SEQRA this Board finds that:

- 1. The action taken herein is an Unlisted Action subject to the requirements of SEQRA and its implementing regulations.**
- 2. This Board is in possession of all information reasonably necessary to make the determination as to the environmental significance of the proposed site plan application.**
- 3. That the action taken herein shall not have a significant adverse impact on the environment and it is declared that a Negative Declaration is hereby adopted with regard to this action.**

Commissioner Nerenberg seconded the motion and upon roll call was carried with a vote of 5 – 0.

Commissioner Barra offered the following RESOLUTION/DECISION OF THE PLANNING BOARD OF THE VILLAGE OF TUCKAHOE, N.Y.

Based on the submissions of the applicant and hearing the applicant at the work session and public hearing this Board finds the applicant has met its burden and satisfied the requirements under Section 7-1 of the Village of Tuckahoe Zoning Code. We, therefore, approve the application seeking to construct a new canopy at the premises located at 25 Oakland Avenue.

EVERY REPRESENTATION OF THE APPLICANT MADE IN ITS APPLICATION AND PRESENTATION WILL BE A CONDITION OF THIS APPROVAL. ANY DEVIATION FROM THE REPRESENTATIONS MADE SHALL BE CAUSE FOR THE REVOCATION OF SAID APPROVAL.

Commissioner Nerenberg seconded the motion and upon roll call was carried with a vote of 5 – 0.

Item #3 180 Lake Ave. Adjourned

Commissioner Caliano asked Bill Williams, Building Inspector, for information regarding the noise level of the washing apparatus at 8 Marbledale Rd.

Residents have voiced their discontent at the noise level, sometimes very late in the evening. The exit flaps make a loud flapping noise as the vehicles exit the car wash.

Bill Williams invited Commissioner Caliano back to his office to research the information in the Zoning Code.

There being no further comments from the public or business before the Board, upon motion duly made, seconded and unanimously carried, the meeting was adjourned.