

**INC. VILLAGE OF MANORHAVEN
PLANNING BOARD
10/11/2017 - 7 p.m.
MINUTES**

CALL TO ORDER: 7:03 p.m.

PLEDGE OF ALLEGIANCE: Sharon Abramski

ATTENDANCE: Mike Masiello, Zygmunt Jagiello, Dan Renna, Paul Spezio - Chair – excused, Carlos Leon – excused; Sharon Abramski – Clerk; Ken Gray – PB Attorney; Raul Cotilla – Village Engineer.

OPENING COMMENTS:

- Motion for Dan Renna serve as the Chair for the evening by Zygmunt Jagiello; seconded by Mike Masiello; motion unanimously carried.

APPLICATIONS BEFORE THE BOARD:

*- Motion to open the public hearing for **PB7-2017** by Mike Masiello; seconded by Dan Renna; motion unanimously carried.*

PB 7/2017 - Application of John Roberts, owner of premises known as 8 Edgewood Road, Port Washington, New York, known on the Nassau County Land and Tax Map as Section 4, Block 70, Lots 15 & 16, for site plan approval to construct a one (1) story rear addition and a front yard covered porch on an existing one-family residence.

COMMENTS:

- Don Alberto, architect for the applicant, gave a history of the property. It has been family owned for several decades, is on a 40 x 100 foot lot, and they are seeking permission to add a bedroom to the first floor by means of a rear yard addition. Drainage will go to an underground drywell; a letter from the Building Superintendent dated August 22, 2017 was listed as an exhibit to note that additional front porch drainage was not deemed necessary.

- The Planning Board added that Village Engineer Raul Cottillo's is requesting a letter of support from the Building Superintendent compliance with lot coverage and parking conformity after an addition is built.

PUBLIC COMMENT:

- Caroline Dubois regarding drainage.

- Motion to close the public hearing by Dan Renna; seconded by Mike Masiello; motion unanimously carried.

- Motion to accept the application based on receipt of a conformity letter from the Building Department by Mike Masiello; seconded by Zygmunt Jagiello; motion unanimously carried.

*- Motion to open the public hearing for **PB8-2017** by Dan Renna; seconded by Zygmunt Jagiello; motion unanimously carried.*

PB 8/2017 - Application of Peter Meyer, owner of premises known as 5 Secatoag Avenue, Port Washington, New York, known on the Nassau County Land and Tax Map as Section 4, Block 83, Lots 27, 28 & 29, for site plan approval for construction of a second floor over existing warehouse space for two (2) residential apartments.

COMMENTS:

- A letter from Oskar Cibants requesting a vinyl fence request between the properties was read into the record. The applicant objected to the request, who brought photos of Cibants property. The Planning Board was not the proper venue for this request.
- Don Alberto, architect for the applicant, presented a survey from 1974 and asked that it be entered as an exhibit.

PUBLIC COMMENT: None

- Motion to Close Public Hearing by Mike Masiello; seconded by Dan Renna; motion unanimously carried.
- Motion to Accept Application by Dan Renna; seconded by Mike Masiello; motion unanimously carried.
- Motion to open the public hearing for **PB9-2017** by Mike Masiello; seconded by Dan Renna; motion unanimously carried.

PB 9/2017 – Application of E2M2 LLC, owner of premises known as 76 A Juniper Road, Port Washington, New York, known on the Nassau County Land and Tax Map as Section 4, Block 40, Lots 70-71, 169 and 269 and Section 4, Block E, Lot 257, for site plan approval to construct a two-family residential dwelling.

COMMENTS:

- Anthony Piacentini - attorney and John Amisano - architect appeared on behalf of the applicant. They discussed the overall plan of 76A & 76B Juniper Rd. They questioned whether this type of building had taken place over a Village property line into Sands Point.

PUBLIC COMMENT:

- Tom Judge believed that this application was previously denied.
- Maria Carpinelli had questions regarding jurisdictions.
- Motion to adjourn the hearing to 11/8/17 by Mike Masiello; seconded by Dan Renna; motion unanimously carried.

ADJOURNMENT:

- Motion to Close Meeting by Dan Renna; seconded by Zygmunt Jagiello; motion unanimously carried.

SHARON NATALIE ABRAMSKI, RMC, CMC
VILLAGE CLERK-TREASURER

Dated: Manorhaven, New York
October 11, 2017