

MINUTES

PLANNING BOARD
VILLAGE OF SEA CLIFF
VILLAGE HALL
300 SEA CLIFF AVENUE
SEA CLIFF, NEW YORK 11579

June 20, 2018

Present:	Members	Dr. Nicholas Virgilio Timothy Driscoll Ed Camiolo
	Alternate Member	Laurie Martone
	Village Building Inspector	Shane Dommin

The meeting was called to order at 7:30pm.

In the absence of the Chair, on motion duly made by Mr. Driscoll, seconded by Ms. Martone, and adopted unanimously, the Board designed Dr. Virgilio to serve as Acting Chair for the meeting.

The Board opened the public hearing on the Application of Christian and Anna McLaughlin, 32 Woodridge Lane, Sea Cliff, New York, for a fence permit pursuant to Village Code Chapter 64 to install fencing in excess of four (4) feet in height. Premises are designated as Section 21, Block L, Lot 39 on the Nassau County Land and Tax Map.

The minutes of the hearing were transcribed stenographically. The Board closed the hearing, and reserved decision.

The Board opened the public hearing on the application of Robert and Karen Genalo, 45 Highland Avenue, Sea Cliff, New York, for site plan approval pursuant to Village Code Chapter 107 to demolish an existing residence and construct a new residence with site improvements, including a widened driveway.

Premises are designated as Section 21, Block 212, Lot 0 on the Nassau County Land and Tax Map.

The minutes of the hearing were transcribed stenographically. The Board closed the hearing, and reserved decision.

The Board discussed the McLaughlin application. On motion duly made by the Acting Chair, seconded by Mr. Driscoll, and adopted unanimously, the Board determined that it is the lead agency, the requested relief is a Type II matter under SEQRA that requires no environmental review, and granted the application for a permit to construct the fencing, subject to the following conditions: (a) the fencing shall be installed in the location, and of a size and material, as indicated in the plans submitted to the Board, (b) if determined appropriate by the Building Department, applicants shall provide the Building Department with a final survey depicting the location of the fence; and (c) applicants shall obtain a building permit from the Building Department within six (6) months, and a certificate of completion within one (1) year, of the filing of this determination with the Village Clerk.

The Board discussed the Genalo application. On motion duly made by Mr. Camiolo, seconded by Ms. Martone, and adopted unanimously, the Board determined that it is the lead agency, the requested relief is a Type II matter under SEQRA that requires no environmental review, and granted the application for site plan approval, subject to the following conditions: (a) except as modified by this decision, the improvements shall conform to the plans submitted with the application, (b) the applicants shall install drainage facilities, including roof

gutters, in a location and size as determined by the Building Department, to accommodate the construction and prevent any stormwater from running off the property, (c) the air conditioner units shall be buffered in a manner approved by the Building Department such that they are not visible from adjoining properties or the public right-of-way wall, (d) only trees indicated on the plan to be removed may be removed, and (e) applicants shall obtain a building permit from the Building Department within six (6) months, and a certificate of completion within one (1) year, of the filing of this determination with the Village Clerk

There being no further business, the Chair closed the meeting at 8:20pm.


NICHOLAS VIRGILIO, ACTING CHAIR

VILLAGE OF SETON

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VILLAGE CLERK

