

**Village of Goshen Planning Board**  
**Work Session/Regular Meeting Minutes**

February 26, 2013

**Present:** Jerome O'Donnell, Chairman  
Rebecca Lafarge  
Dominic Igneri

**Absent:** Augustine DeRosa  
Elaine McClung

**Also Present:** John O'Rourke, PE, Planning Board Engineer  
Michael H. Donnelly, Planning Board Attorney  
Ted Lewis, Building Inspector

Pledge of Allegiance

Open Meeting

The meeting was opened at 7:32 pm.

**I. St. John's Church #108-4-11, R-1**

The receipts for the certified mailing were handed in. Thirteen of the fifteen return receipts were returned. No comments from the public. The public hearing was previously waived. There were no engineering comments. Construction on the project will begin within one year. A draft resolution was summarized by the Planning Board attorney, indicating the completion of the project will be completed in one year. As there were no further comments from the Planning Board by motion made and seconded the Planning Board approved the amended site plan application by a vote of 3-0 (2 members absent).

**II. B. Kunis – formerly Healy #112-12-9, CS/ADD**

Brent Kunis – representing project

Mr. Kunis gave a brief overview of the project which includes the lower portion of the building which will serve as a small grocery store approximately 5,000 sq. ft. There will be no outside construction other than a sign. This project is permitted within the zoning district. The interior of the building will be renovated including freezers and a kitchen/cooking area. The signage needs to conform to the villages regulations. A DOT and County referral will be needed for the project to proceed. The applicant previously submitted an owner's endorsement. Project will not require a public hearing but will need adjoiner notification. The requirements are to be coordinated with Mike Donnelly.

III. Olde Yorke, #112-5-1.2 & 3, R-1

Joe Pfau, P.E. of Pieterzak & Pfau Engineering – representing project

A request for a 90 extension on conditional final approval was requested. After a brief review of the current status and discussion of correspondence from the village attorney, a draft resolution of extension was summarized by the planning board attorney. By motion duly made and seconded the extension was granted. The request for an extended completion date was approved including an extension of completion until February 21, 2015.

IV. Harness Estates #127-2-82 &83, 127-3-1,2,3&35, 127-4-1,2,5&6, R-R Zone

Tom Olley & Joe Passalacqua represented project

A brief overview of the project was provided by Mr. Olley. The applicant is seeking final approval for phase two only at this time. Phase two is shown in brown on the map presented to the Planning Board. The applicant will seek phase three approval in the future. An overview of prior approvals and outside agency approvals was discussed. The engineer will coordinate with Orange & Rockland regarding retrofitting the light bases. A coordination meeting regarding lighting/period lighting needs to be held with the village board. The plans need to be updated to show exactly what is to be built. A letter needs to be drafted by the applicant detailing all conditions of approval. Mike Donnelly will begin drafting a resolution. The applicant needs to coordinate with the village board to update bonds or legal agreements. The SWPPP may need to be updated, Engineer for applicant to research.

V. Suresky - Hatfield Lane #126-1-3.1, IP

Recent correspondence submitted by HDR was read. No comments from board members.

Review of proposed local laws modifying village sign regulations

After a lengthy discussion it was decided that the planning board attorney will draft a letter from the planning board stating the following concerns/recommendations:

1. Hours of lighting should be limited within the ADD
2. No blinking lights should be permitted
3. Limited “neon” signs to a maximum square footage of 6’

Reschedule of Meeting

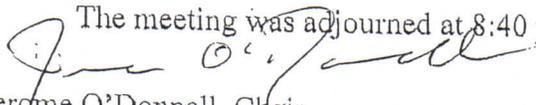
Due to a conflict the March 19<sup>th</sup> meeting will be rescheduled to March 26<sup>th</sup>. The change in date is to be posted. Ted Lewis will post rescheduling within Village Hall while Planning Board attorney will coordinate with the local newspaper.

Approval of Minutes

The minutes of the January planning board meeting was postponed.

Adjournment

The meeting was adjourned at 8:40 pm.

  
Jerome O'Donnell, Chair

Notes prepared by John O'Rourke