

January 9, 2013

A MEETING OF THE PLANNING BOARD of the Town of Ossining was held in the Ossining Operations Center, 101 Route 9A, Ossining, New York, on the 9th day of January 2013. There were present the following members of the Planning Board:

George Weeks, Chairman
Gregory McWilliams, Vice Chair
Deborah Cohen
David Krieger

Absent: Dennis Kirby

Also Present: Wayne Spector, Town Attorney
David Stolman AICP, PP, Frederick P. Clark Associates, Inc.
Daniel Ciarcia, PE, Consulting Town Engineer
Sandra Anelli, Secretary

Ralph Martinelli, 1 Roosa Lane, 2 Lot Subdivision

Mr. McWilliams recused himself from the Board. In review of F.P. Clark, December 12th memo items Mr. McWilliams noted that the zoning designation has been added to the plans, site line distances have been provided, and a full environmental assessment form has been completed and is on file.

Mr. Stolman submitted and reviewed with the Board, a resolution of minor subdivision approval titled Martinelli Minor Subdivision, Resolution of Subdivision Plat Approval, dated January 9, 2013.

Ms. Cohen recommended a change to a note in the resolution on page 3, paragraph d. and the same change to paragraph a. on page 4; "The homes on Lots 1A and 1B" changed to "The **proposed homes to be built** on Lots 1A and 1B".

Mr. Krieger made a motion, seconded by Ms. Cohen and unanimously passed to adopt the **Martinelli Minor Subdivision, Resolution of Subdivision Plat Approval**, with amendments, dated January 9, 2013.

MISCELLANEOUS

Briar Commons, 558 North State Road Mr. Ciarcia discussed preparation of bond amounts with regard to offsite drainage, public sewer, and public water issues. Mr. Ciarcia noted that the applicant delivered a Storm Water Pollution Prevention Plan (SWPP) to him directly. He will forward an electronic copy to the Planning Department. He noted that other than the required bonds, there needs to be assurances in place that common improvements are handled appropriately. Onsite drainage will ultimately be the responsibility of the future Homeowners Association. HOA documents will be reviewed and approved by the Town Attorney. Also, a copy of a letter from Paul Fraioli, P.E., Village Engineer, dated January 8, 2013 regarding adequate water supply was submitted and on file.

Minutes

Ms. Cohen made a motion, seconded by Mr. Krieger and unanimously passed to adopt the draft of Planning Board Meeting minutes of December 12, 2012.

Adjournment

There being no further business to come before the Planning Board of the Town of Ossining, Ms. Cohen made a motion, seconded by Mr. McWilliams that the meeting be adjourned to January 23, 2013.

Time noted 8:10 p.m.

Respectfully submitted,

Sandra Anelli

Sandra Anelli, Secretary
Town of Ossining Planning Board

APPROVED: March 13, 2013