

May 8, 2013

A MEETING OF THE PLANNING BOARD of the Town of Ossining was held in the John Paul Rodrigues Ossining Operations Center, 101 Route 9A, Ossining, New York, on the 8th day of May 2013. There were present the following members of the Planning Board:

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

Dr. Haroush, Veterinary Village, 513 North State Road - Site Plan Amendment

Dr. Haroush, Veterinary Village, was in attendance. He handed out sheets with revisions from the April 10th submission. The proposed sign drawing was changed from stone to a wood sign with aluminum/metal logo and lettering. Two wooden supports on each side. The sign dimensions shown on this sheet are 2'10" x 7'. The next sheet shows lettering and logo as it would appear on the building. This lettering is 2' in height by 20' length. The logo is placed in an area just below the roof line.

A specification sheet for an MRI mobile trailer was provided. This is proposed next to the building, on the side of the property where it would not be visible from North State Road. Dr. Haroush said he is trying to obtain approval from his neighbor in order to move the MRI trailer through their property and onto his site. Access from Dr. Haroush's driveway is limited. Mr. Weeks pointed out that there are a set of stairs on the outside of the MRI trailer. Dr. Haroush said these stairs will remain. Mr. Krieger asked if the MRI unit has a backup generator that will power on and off, and if so what level of noise would that make while running. Dr. Haroush said it does not automatically power on and off, but, if the power goes out, it may make as much noise as a home generator powered by gasoline, or a lawn mower. Mr. Kirby asked the Board to consider that the MRI trailer looks like what could be a form of onsite storage.

Ricardo Tedesco Jr., 80 Hawkes Avenue, 2-Lot Subdivision

Mr. Ricardo Tedesco Jr. and his Architect, Mr. Ed Gemmola, were in attendance. A preliminary subdivision map dated February 7, 2013, existing survey with topographic detail dated March 4, 2013, both prepared by The Munson Company, 9 North Goodwin Avenue, Elmsford, NY and a separate copy of a location map were on file. Mr. Gemmola told the Board, there is an existing residence on site to remain. Originally, the applicant was going to try for a three-lot subdivision, after review and discussion, the plan was revised for only one additional lot. The proposed subdivision layout meets all of the requirements for the R15 Zoning district in which it is located. There are public utilities available to both lots. The existing residence is currently on municipal water and a private septic system. Both lots will tie into the Town sewer system. This is a condition for subdivision approval. An additional spur will have to be installed for the newly created lot. There was some discussion of the possibility of a shared driveway set up. Mr. Gemmola noted that a separate driveway is the preferred option of the applicant. This eliminates the need for easements and shared responsibility for repairs to the driveway, snow plowing, and other expenses. Mr. Weeks referred the project to the Town Consultants for further review.

Minutes

Mr. McWilliams made a motion, seconded by Mr. Krieger and unanimously passed to adopt the draft of Planning Board Meeting minutes of April 10, 2013.

May 8, 2013

Adjournment

There being no further business to come before the Planning Board of the Town of Ossining, Mr. Krieger made a motion, seconded by Mr. McWilliams that the meeting be adjourned to May 22, 2013.

Time noted 9:00 p.m.

Respectfully submitted,

Sandra Anelli

Sandra Anelli, Secretary
Town of Ossining Planning Board

APPROVED: May 22, 2013