



City of Port Jervis, New York

PLANNING BOARD

November 21st, 2017

Attendance

The following Board members were present:

Tom Vicchiariello William Hubbard
Joseph Butto Dominic Cicalese
Hank Dunn

Absent: Donald Schields & Gerald Oney

Also present: Attorney Michael McCann, Building Official Dave Rivera, Councilman Liaison Lisa Randazzo, Mayor Decker and Zoning Board Chairman Tim Simmons.

Regular Meeting

Chairman Vicchiariello called the regular meeting of the Planning Board to order in the Council Chambers, 20 Hammond Street, Port Jervis, New York on Tuesday, November 21, 2017 at 7:12 p.m.

Public Hearing 92 Front Street

Mr. John Fuller, Engineer, introduced the project located at 92 Front Street. He stated the owner is seeking a site plan approval which will include additional apartments on the second floor.

Board Comments

Mr. Vicchiariello asked if the site plan addressed all the typical Planning Board requirements.

Mr. Fuller indicated the site plan has addressed all necessary requirements. He has submitted floor plans of the second floor apartments to the Building Department. Mr. Fuller noted site plans for Millie's Pooch Parlor would run concurrent with the current application.

Mr. Vicchiariello asked Mr. Fuller to address parking.

Mr. Fuller stated the property currently has 3 parking spaces and 1 handicap space. They are looking to create one more space to accommodate the additional apartments.

Public Comment

No public comment.

Motion by Mr. Hubbard, seconded by Mr. Dunn to close the public hearing.

AYE: 5 ABSENT: 2 ABSTAIN: 0 NAY: 0 CARRIED

October 17, 2017 minutes approved

Motion by Mr. Cicalese, seconded by Mr. Butto to approve the October 17, 2017 minutes.

AYE: 5 ABSENT: 2 ABSTAIN: 0 NAY: 0 CARRIED

Discussion of Public Hearing

No comments

Motion by Mr. Cicalese, seconded by Mr. Hubbard to approve the City of Port

Jervis to be lead agency for the purpose of SEQR.
AYE: 5 ABSENT: 2 ABSTAIN: 0 NAY: 0 CARRIED

Motion by Mr. Butto, seconded by Mr. Cicalese to approve the project located at 92 Front Street.

AYE: 5 ABSENT: 2 ABSTAIN: 0 NAY: 0 CARRIED

Pre-submission-
Drew Methodist
Church

Mr. John Fuller, Engineer, explained the applicant is looking for a 2 lot subdivision and to create new property lines located at 51 Sussex Street. He understands this would require variances and approval from the Zoning Board.

Motion by Mr. Hubbard, seconded by Mr. Cicalese to refer the project located at 51 Sussex Street to the Zoning Board of Appeals.

AYE: 4 ABSENT: 2 ABSTAIN: 1 (Mr. Vicchiariello) NAY: 0 CARRIED

Old Business

50 Fowler Street

Applicant informed the board that she is interested in opening a used car business.

Mr. Vicchiariello noted a site plan has yet to be submitted.

Applicant explained her attorney will be forwarding the site plan within a week.

Mr. Vicchiariello reviewed the planning board process and suggested extending the public hearing until December 19th, 2017.

Motion by Mr. Hubbard, seconded by Mr. Butto to approve the extension of the public hearing for the project located at 50 Fowler Street.

AYE: 5 ABSENT: 2 ABSTAIN: 0 NAY: 0 CARRIED

Mr. Vicchiariello informed the board that the County had no issues for the project located at 21 Front Street and that the Seperac project located on North Street has been downgraded from a 4 apartment project to a 3 apartment project.

New Business

No new business.

Correspondence

No report.

Zoning Board
Report given
Code Enforcement's
Report given

Mr. Simmons reviewed last Zoning Board meeting.

Mr. Rivera reported the following:

- 100 Pike Street has ongoing construction.
- 29-31 Front Street has been declared a dangerous building.

Council Liaison
report given

Mrs. Randazzo gave a brief overview of the last Common Council meeting.

Adjournment

Motion by Mr. Dunn, seconded by Mr. Cicalese, to adjourn the meeting at 7:45 p.m.

AYE: 5 ABSENT: 2 ABSTAIN: 0 NAY: 0 CARRIED

The next meeting is scheduled for Tuesday, December 19th, 2017 at 7:00 p.m.

Respectfully submitted,

Carol L. Gurliacci