

Village of Brewster
Planning Board Meeting
50 Main Street
Brewster, NY 10509

September 22, 2009

Pledge to the flag

David Kulo motions to open the regular meeting of the Village of Brewster Planning Board at 7:37 pm . Kathleen Meyerson 2nds the motion.

AYES: 5 NAYS: 0

In attendance all:

David Kulo, Chairman
Rick Stockburger
Mark Anderson
Kathleen Meyerson
Renee Diaz

Greg Folchetti, Attourney

There is no new business or pending projects on the agenda, and nobody has shown up.

New Business

None

Pending projects

None

David Kulo – I want to follow up on training exercises. We have 3 hours applied from New Paltz Conference, and I'll submit to Peter Hansen to get credit for those that did go. We still have an hour left to meet our training requirements for 2009. I'd like to go to John Folchetti, as we've done in the past, or do something online. I haven't arranged anything yet, as I wanted to get a consensus first.

Greg Folchetti– have you heard about the NY Association of Towns? They have conferences throughout the year, and offer different educational opportunities. Mark Anderson – I want to talk about the New Paltz conference. I thought the concept of getting projects through the pipeline, and having the multiple sides presented was good. Mark Anderson– what I'd like to propose is that when we have applicants in the pipeline, and we send them back, that we bend over backwards to help get them through the cycle. People would like to hear a definite no vs. being dragged out over a lengthy period of time costing them money every month. I do like the idea of the concept meeting. David Kulo – we have a few things... the economy is not the best, and that's coming right after a water moratorium. I think we've had projects that we've really tried to accommodate from a timing perspective. I think that giving the applicants our opinions and the time table involved, vs. a yes or no at the concept meeting. Mark Anderson – I guess I'm asking this Board to consider that the conference we went to was very different from other education that we've had. We as a community are in a competition with businesses that are looking to open. I'd to encourage everyone as you sit and review a project not to make people go to the nth degree. If they come in with a completed and correct application in a timely manner we should endeavor to get them quickly through the process no matter what the outcome. Rick Stockburger – I think that we do that. We tell people where they can request waivers. Greg Folchetti – you know you're the only Planning Board I know of that doesn't require the application, and the application fee ahead of a concept meeting. The ZBA does that as well. People either pare down their applications, or know how to proceed. Greg Folchetti – my point is you're very helpful. Rick Stockburger – when they put their packages in the day before the meeting – it's hard. Mark Anderson – I thought it was a really unique seminar because you never hear in one room people who were adversaries really going at it.

Rick Stockburger - so what's next? David Kulo – what kind of training do we want to go through? Rick Stockburger – I'm going to go back on-line, there was a whole lot of education specifically for Planning Boards. Everyone should go online and look and share with the others. I think we're already signed up for one. I'll look online, and will then come down and talk to Pete Hansen. David Kulo – is everyone okay with that? All replied yes. David Kulo – I would just recommend that we get it done before the end of the year

Honda

David Kulo the site is primarily in the Town of Southeast but the entrance and part of the parcel is in the Village of Brewster, I still have not received a package of information. Rick Stockburger – the Village sent a letter that we were an involved agency, and we have not yet received a DIS statement or an application. Rick Stockburger – the Village can comment, and then refer it to the applicable areas to comment i.e., the Planning Board, the village attorney, engineer, etc. David Kulo – I'm not discussing the merits or not of the plan, but want to understand the process. Greg Folchetti - the Board of Trustees' appropriate action would be to refer it to the Planning Board and consultants, and then the Village Board can incorporate those comments. They would either need to come to the Planning Board directly or request a waiver. Greg – anybody that is directly

impacted by a project, needs to reclude themselves from either participating/commenting during the project from it's inception. David Kulo – if the Trustees were to give us comment, Renee & I would have to reclude ourselves, as Chairman I will still get our meetings together, but not be able to vote. Greg Folchetti – you just need to ensure that you ask questions that don't sway the Planning Board one way or another.

Rick Stockburger – when we had Williams Service Station through for their concept meeting, I spoke to Rick Ruchala and the attorney's and the correct step is to go through the use variance criteria. Mark Anderson – the use variance is huge. Greg Folchetti– yes it's exceptionally difficult – it's meant to be that way.

Renee Diaz – the project that Jimmy Nixon was working on – the old pizzeria, we told him he had to go in front of the ZBA because they are looking to expand. Greg Folchetti – there has not been a ZBA meeting in months. Mark Anderson – the zoning is not conducive to replacing building for building due to the parking problem. Rick Stockburger – nobody will come forward to say that there's a problem. Mark Anderson – really you couldn't bring down a building and then putting a new one up without accommodating more parking which on these lots is impossible.

Review of Minutes:

Kathleen Meyerson motions to accept the minutes from the July 28, 2009 meeting.
Renee Diaz 2nds.

AYES: 5 NAYS: 0

Rick Stockburger motions to accept the minutes from the September 1, 2009 meeting.
Kathleen Meyerson 2nds.

AYES: 5 NAYS: 0

Rick Stockburger motions to adjourn the meeting at 8:20 pm. Mark Anderson 2nds.

AYES: 5 NAYS: 0