

**Planning Board Meeting Minutes**  
**Van Wyck Hall, 1095 Main Street, Fishkill, NY 12524**  
**July 19, 2012**

**Administrative:**

**Chairman Hans Klingzahn opens the meeting at 7:00 pm.**

**Roll call: Present: Hans Klingzahn, Cris Phillips, Bea Lindsay, Theresa Cuchelo, Anthony Brozier and Reylene Van Geldern. Also present: Peter Phillips, Deputy Mayor and Liaison to the Planning Board, Victoria Polidoro, Legal Counsel, Sarah Brown, Village Planner, Larry Paggi, Village Engineer, Tom VanTine, Building Inspector and Don Van Nostrand, Secretary.**

**Acceptance of the minutes from the previous meetings held on June 21, 2012. Motion by Cris Phillips to approve and seconded by Anthony Brozier. Votes For: 5 Votes Against: 0 Motion carried.**

**Public Hearing:**

**1. Gas Land Petroleum - 747 Route 9 - Site Plan Application**  
**Applicants - Margaret McManus - Chazen Companies**

**Chairman Klingzahn announces that the site plan application for Gas Land Petroleum is a continuation of the public hearing and any comments from the public should be directed to the board.**

**Margaret McManus of the Chazen Companies covered the modifications to the site plan since the last meeting.**

**Larry Paggi, Village Engineer covered his comments on the project. (letter on file)**

**Sarah Brown, Village Planner covered her comments on the project. (letter on file)**

**Chairman Klingzahn read the Dutchess County Planning Dept comment letter. (letter on file)**

**There were no comments by the public on this application.**

**Bea Lindsay makes a motion to close the public hearing. Motion seconded by Cris Phillips. Votes for 5. Votes against: 0 Motion carried.**

**Sarah Brown, Village Planner covers the draft resolution on the site plan. (memo on file)**

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**Anthony Brozier makes a motion to adopt the resolution for Gas Land Petroleum. Motion seconded by Cris Phillips. Votes for: 5 Votes against: 0 Motion carried.**

**2. GJP Enterprises, Inc (Flory's Mobil) - 5 Schuyler Blvd - Site Plan Application**

**Applicant:**

- Mark Day	- Day Engineering
- Flory's Family	- Business Owners
- Jim Sonic	- Sonic Designs
- Nicholas Ward-Willis	- Keane & Beane Attorneys

**Mark Days updates the board on the changes and modifications to the site plan since the last meeting.**

**Victoria Polidoro, Planning Board Attorney asks that the prepared resolution for the board to adopt a negative declaration be read.**

**Sarah Brown reads the resolution for a negative declaration in regards to SEQR. She stated that it is a unlisted action. (copy on file)**

**Bea Lindsay makes a motion to approve the resolution for SEQR negative delaration. Motion seconded by Cris Phillips. Votes for: 5 Votes against: 0 Motion carried.**

**Chairman Klingzahn entertains a motion to open the public hearing on the GJP Enterprises project.**

**Cris Phillips: So moved. Motion Seconded by Anthony Brozier. Votes for: 5 Votes against: 0 Motion carried.**

**Chairman Klingzahn addresses the audience and asks if there are any comments on this project.**

**Attorney Jon Adams, Corbally, Gartland and Rappleyea, LLP representing Gas Land Petroleum voiced a concern on the planning board policies.**

**Chairman Klingzahn addressed the concern.**

**Larry Paggi reviewed his comment letter. (copy on file)**

**Sarah Brown reviewed her comment letter. (copy on file)**

**Chairman Klingzahn read the Dutchess County Planning Department comment letter. (copy on file).**

**Bea Lindsay makes a motion to close the public hearing on GJP Enterprises. Motion seconded by Anthony Brozier. Votes for: 5 Votes against: 0 Motion carried.**

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Sarah Brown reads the draft resolution. (Copy on file)

Cris Phillips makes a motion to approve the resolution for the site plan for GJP Enterprises. Motion seconded by Bea Lindsay. Votes for: 5 Votes against: 0 Motion carried.

**Review:**

1. Frozenberry                      - 6 Broad Street              - Sign Permit Application  
Applicant:                              - Grace Zaken                  - Business Owner

Motion by Theresa Cuchelo to approve a Sign Permit Application for Frozenberry located at 6 Broad Street. Motion seconded by Anthony Brozier. Votes for: 5 Votes against: 0 Motion carried.

2. Estelle & Alfonso              - 738 Route 9                  - Sign Permit Application (Building Monted)  
Applicant                              - David Livshin                - Management Agent  
   - Tom Walsh                    - Sign Language  
   - Alfonso                        - Business Owner

Motion by Cris Phillips to approve a sign permit for Estelle & Alfonso located at 738 Route 9. Motion seconded by Anthony Brozier. Votes for: 5 Votes against: 0 Motion carried.

3. Dawn M Arciola                  - 35 Jackson St              - Certificate of Appropriateness  
Applicant:                              - Dawn M Arciola              - Home Owner

Applicant unable to attend and will be rescheduled to August 16, 2012 meeting.

**Administrative:**

**Close Meeting:**

Motion by Theresa Cuchelo, Seconded by Anthony Brozier

Votes For: 5 Votes Against: 0 Motion carried. Meeting Adjourned

Respectfully submitted,  
Don Van Nostrand  
Planning Board Secretary