

January 4, 2021

A regular meeting of the **Planning Board** of the Village of Old Westbury was held via a Zoom - Conference Call as authorized by New York State Governor Cuomo's Executive Order at 7:00 PM.

Present	Michelle Cervoni	-	Chairwomen
	Edward Kalikow	-	Member
	Eric Kaltman	-	Member
	Ruth Cooper	-	Member
	Paige Charles	-	Member
	Michael Sahn	-	Village Attorney
	Brian S. Ridgway	-	Village Administrator
	Michael Malatino	-	Superintendent of Buildings

Also Present:	Caroline Hertz	-	Alternate Member
	Tracy Reese	-	Building Department Assistant
	Paul Stevens	-	Village Engineer
	Joshua D. Brookstein	-	Attorney, Sahn Ward, PPLC

The meeting was called to order by Chairwoman Cervoni.

On motion by Member Kalikow, seconded by Member Kaltman and carried unanimously, the Board approved the minutes of the regular meeting held December 7, 2020.

The following matters came before the Board:

1. Application of Faith Ministries, Inc. (Rock Community Church) – application related to the construction of a drainage system at 174 Post Road. Chairwomen Cervoni stated that the application is scheduled to be continued to the March Planning Board meeting and asked Village Engineer Paul Stevens to provide a brief updated. Paul Stevens stated that following at site visit on December 28th, he found the site to be in good order having been properly graded and seeded. On motion of Member Kalikow, seconded by Member Kaltman and carried unanimously, the Board will continue the application in March 2021.

2. Application of Rodolfo Fuertes for Site Plan Review and Approval for a proposed new single-family two story dwelling, attached three-car garage, driveway, swimming pool, front entry landing and walkways, rear patio, sports court, entry gates and piers and other site improvements at 2 Overlook Court. Chairwomen Cervoni stated that there was a Board site visit last week. Walter Sieber and Latika Chadha from Cameron Engineering and Steven Homburger, Architect were present on behalf of the applicant. The overview presentation covered: the materials to be used (window type and colors), pool, sports court, motor court and retaining wall that was proposed (max height of 18”). The landscape plan was also review and included comment on the properties DRA and erosion control plan. It was agreed that the landscape plan showing 6-10 foot trees shall be 10-12 foot trees. Village Engineer Paul Stevens commented on the requirements of Nassau

County and required recertification of the DRA since there was plans to have it reshaped. On motion of Member Kalikow, seconded by Member Kaltman and carried unanimously the Board approved the application subject that the proper recertification approvals by Nassau County related to the DRA be received and directed Counsel to draft the approval Resolution.

3. Application of Husein Kermalli for Site Plan Review and Approval to maintain an existing tennis court which does not comply with required front yard setbacks, relocate the pool and patio and other site improvements at 183 Old Westbury Road. Michael Rant, Project Manager and Ray Rolfe, Landscape Architect were present of behalf of the applicant. A project overview was provided, and comments were made that the proposed site drainage will be 5” as required by Nassau County. Additional plantings are being proposed in excess of 72” overall. Village Engineer Paul Stevens commented that the driveway at the roads edge needed to be the same that was presented to Nassau County. It was also stated by the Board that the final plan needed to be reviewed before a CO would be issued. On motion of Member Kalikow, seconded by Member Kaltman and carried unanimously the Board approved the application subject to the Village Zoning Board of Appeals approval of the tennis court variance and Nassau County 2395 approval and directly Counsel to draft the approval Resolution.

RESOLUTIONS:

None

On motion by Member Kalikow, seconded by Member Kaltman and carried unanimously, the meeting was closed at 7:45 PM.

For a complete record of the Regular Meeting, see the minutes of the stenographer.

Brian S. Ridgway
Village Administrator