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**SE Town Board Work Session Recap 8/31/06**

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Hi All,

Sat Sep 2, 2006 5:39 pm

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As usual I spent my Thursday night in an unattractive, uncomfortable, brown molded-plastic chair attending a Town Board meeting at the Southeast Civic Center.

Part of the meeting was a 'Work Session' with two (one later added) items under the 'Special Meeting' heading. This Work Session broke all land speed records and clocked in at about 30 minutes. There was little in the way of fireworks. Councilman Honeck seemed content to greet me with a cheery 'hello' rather than light into me about my party affiliation or what other 'hat' I might be wearing. I guess the 'mysterious ten' have stopped calling Dick to ask about 'that Eckardt woman'- Phew....

As always the caustic, uncalled-for observations are mine alone and reflect no organization to which I belong.

**"Lynne Eckardt"**  
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**AGENDA:**

**1. Penella (Fields Lane)- ARB Referral/Special Permit Referral**

There seemed to be some confusion as to where Penella was in the planning process. The Board decided to wait for the 'Special Meeting' to set a Public Hearing for September 14th.

**2. Mt Ebo Corporate Park: Special Permit: Senior Housing**  
 Councilman Johnson wanted to add 2 additional fire hydrants plus a 'dry hydrant' to the resolution.

**3. Landau Subdivision (Joes Hill Road) Establishment of a Performance Bond:**

This was put on the agenda for the September 14th meeting.

**4. Reduction of Performance Bond- Ace Endico:**

Ace Endico will have to clear up any violations before there will be a bond reduction considered The Public Hearing will be set on 9/14/06.

**5. Reduction of Performance Bond- Eagles Ridge Condominiums:**

The Public Hearing will be set on 9/14/06.

## **6. Putnam County Youth Bureau-Recreation**

This is funding done annually. There will be a resolution at the 9/14/06 regular meeting.

### **Special Meeting:**

#### **1. Resolution- Open Space Bond for November 2006 Ballot:**

The resolution as it will appear on the ballot was read aloud and passed by a vote of 5-0

#### **2. Resolution Mt. Ebo Corporate Park- Special Permit/Senior Housing**

A resolution was read aloud with conditions set to grant a 'Special Permit' to Mt. Ebo for Senior Housing (168 units)

The conditions include (but are not limited to)the following No unit may consist of more then two bedrooms.No unit may be over 1800 sq. ft. There will be the following: Club House, Conservatory, Pool, sidewalks throughout, fire suppression systems, professional medical office serving only Mt. Ebo residents. The 'fire suppression' system was discussed.

#### **3. Penella- Fields Lane: Special Permit**

A Public Hearing will be held on 9/14/06

### **COMMENTS:**

As mentioned above this was one of the world's shortest Work Sessions. I kept thinking that everyone was under deadline had somewhere really important to get to by 8:30. Of course I have a few observations to make... Ha! And you thought you were gonna get off easy.

#### **Penella:**

Oh goody... more heavy equipment stored on Fields Lane. I'll spare you the rest of the tedious and totally predictable rant but suffice it to say that since Penella is now down to the de rigor 80/20 (warehouse/office) split this will be passed post haste. The Board didn't even want to take a peek at the architectural drawings and was actually accommodating as far as the new Public Hearing to be scheduled. They probably just want this typically sub-standard, Fields Lane 'corporate' applicant to go away as quietly as possible and 'blend in'. And 'blend in' he will.

#### **Ace Endico:**

OK, cue god-awful theme from 'Love Story'... Where **do** I begin...

Suffice it to say that before the meeting started I'm told that one Board member was overheard asking the always debonair Mr. Lepler exactly when the Waste Water Treatment plant would be operational? I just love this question because in my mind's eye I could just picture the hand-wringing councilman wiping sweat from his upper lip while rivulets of perspiration ran down his face.

Scheesh... what's the rush. I mean, at the Public Hearing we're all gonna be told that the Putnam County Health Department approved an up to two year plan providing only a sewage holding tank. A \$2 million buck bond lowered to \$20 grand with no sewer hook-ups? You're kidding, right? Only in Southeast kids- only in Southeast.

I'll also be curious to see how we'll be get around the 'retail sale' operation. I mean, we all know it's only a matter of time before the Board grants this 'Special Permit'. My guess is that there will

be some semantic loophole the applicant can use ('heh, heh, heh, let's just say it's wholesale sold retail, or retail sold wholesale- yeah, that'll work') and perhaps even a 'secret' legal memo advising that the permit absolutely **has** to be granted.

#### **Eagles Ridge:**

Now here's where I see the ultimate in communication's breakdown. At the last Planning Board meeting there were more than a few disgruntled Eagles Ridge residents who were more than a little upset with the two new buildings and additional parking proposed. Because these buildings had been approved years ago there wasn't a whole lot to the planning process so some residents really felt left out of the loop. To me, since there has been a change in parking, I would think that minimally this part of the process could be open to comment.

#### **Open Space Bond:**

I have to take a look at this up close and personal but it seemed to me to be one of those: 'Yes means No, and No means Yes' resolutions. Reading it for the first time you'd be in that serene aqua voting booth, people in line behind you shuffling and impatiently coughing, while you're staring glassy eyed at the verbiage like the old RCA dog. In fact, listening to this was almost as confusing as that old eighth grade favorite: If a train leaves Chicago headed east at 52 MPH and....

In any case, I'll take a peek and hope I'm wrong.

#### **Mt. Ebo Senior Housing:**

This complex doesn't seem quite as bad as the Terravest Senior Housing but I suppose simply because it doesn't consist of two story, 3 bedroom houses. And the addition of a pool is at least an amenity- because I really didn't count an on-site medical facility as all that recreational. But gosh, I hope the pool doesn't rule out the gazebo which I heard nothing about on this go-round.

On the plus side nearby facilities abound (of course, not within walking distance) and getting to any of them on Route 22 will prove to be a challenge in itself.

After the meeting I was speaking briefly with a SE justice when Mr. Lepler emerged from the Civic Center. I suppose because it was unavoidable Mr. L and I found ourselves walking to our cars together. Gulp. The always Natty said to me that he was happy about the newly added swimming pool which he hopes will be inside to extend the season. We then went on to discuss the fire suppression system. At that point Mr. L said that he reads 'everything I write' and he didn't say it in at all a mean way. After the copper taste had left my mouth and my left arm regained feeling we spoke briefly and said good night. For a few short moments I felt pretty good that Mr. Lepler could discuss my 'recaps' without resorting to violence. Of course when I retold this story during dinner I was reminded by a dear, and very astute friend, 'Of course he reads everything you write... he's probably looking for something actionable.'

Duh.

As always please feel free to e-mail me with any questions or comments that you may have. Have a terrific long weekend!

With Best Regards,  
Lynne Eckardt

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**SE Town Board Work Session Recap 8/31/06**

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Lynne Eckardt  
[lynneeckardt](#)

Sep 2, 2006  
5:40 pm



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