

**TOWN OF SOUTHEAST PLANNING BOARD MINUTES  
MAY 22, 2006**

Present: Chairman George Rohrman; Boardmembers David Rush, Mike Manteo, Phil Wissel, Chuck Tessmer; Town Counsel Tom Jacobellis, Esq.; Town Planner Siobhan O’Kane; Secretary Laurie Fricchione. Boardmembers Dan Armstrong and Tom LaPerch were absent and excused.

**PUBLIC HEARINGS:**

**1. D’UVA SITE PLAN, Fields Lane** – This project was represented by Theresa Ryan of Insite Engineering for a Site Plan & SEQRA Public Hearing. This project proposes the construction of two buildings on two separate parcels totaling approximately 16 acres with one common access. They each will have their own septic areas and wells in addition to detention areas. The applicant wishes to construct the buildings in areas already disturbed in the past by mining and to restore areas not to be used to the condition which existed before mining. Stormwater basins have been reduced from three to two. Lynne Eckhardt asked the following questions: How old were the aerial photos? They were taken in 2003. How much disturbance in total? Approximately 4 acres. Is there any wetlands disturbance? No. Is there any wetland buffer disturbance? Yes, approximately 2/3 of an acre. Outside storage? There is no outside storage proposed for one of the buildings and a small amount proposed for the second building. Cathy Croft asked who would be responsible for the maintenance of the retention basins. The response was the owners of these buildings. The motion to close the public hearing was introduced by Chairman Rohrman, seconded by Boardmember Wissel and passed 5-0 in favor, 2 absent.

**REGULAR SESSION:**

**1. VAIL’S GROVE AMENDED SITE PLAN,** – This project was on the agenda for final site plan approval. The resolution granting said approval was introduced by Boardmember Manteo, seconded by Boardmember Wissel and passed 5-0 in favor, 2 absent.

**2. TENTH JAM SUBDIVISION, Simpson Road** – This item was on the agenda for a Determination of Significance for purposes of SEQRA as well as a referral to the ARB and was represented by Theresa Ryan of Insite Engineering. The resolution for a Negative Declaration for purposes of SEQRA was introduced by Boardmember Tessmer, seconded by Chairman Rohrman and passed 5-0 in favor, 2 absent. The motion for a referral to the ARB was introduced by Chairman Rohrman, seconded by Boardmember Manteo and passed 5-0 in favor, 2 absent.

The motion to accept the minutes from the 4/24/06 meeting was introduced by Boardmember Wissel, seconded by Chairman Rohrman and passed 4-0 in favor, 1 abstention, 2 absent.

The motion to accept the minutes from the 5/08/06 meeting was introduced by Chairman Rohrman, seconded by Boardmember Wissel and passed 4-0 in favor, 1 abstention, 2 absent.

The motion to close the meeting was introduced by Boardmember Rush, seconded by Chairman Rohrman and passed 5-0 in favor, 2 absent.