

**CONSERVATION BOARD
MINUTES OF MEETING
MARCH 24, 2009**

The March 24, 2009 regular meeting of the Conservation Board was called to order by Chairman Gary Meixner.

Attendance: Charles Friedberg, Shoshana Hantman, Dr. Frank Lapetina,
Dr. Edward Merker, James Moriarty, Gary Meixner

Absent: Gloria Rosenzweig

Guests: Jim Immediato, Architect/**Backman**
Paul Jaehnig, Engineer/**Backman**

Announcements:

Board member Gloria Rosenzweig informed the C.B. Secretary that she would not be able to attend the meeting tonight. She asked that her items on the agenda be tabled until the next meeting.

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Approval of Minutes:

A motion was made by Charles Friedberg and seconded by James Moriarty to approve the minutes of the March 10, 2009 regular meeting of the Conservation Board. All members present approved.

Board member James Moriarty made changes to the minutes dated March 10, 2009 on pages 13, 14 and 15.

Old Business:

- A)** Conservation Board Goals for 2009/C.B. Discussion/Copy Report CB, revised January 27, 2009/C.B. to start working on these goals: (CB)
The Conservation Board members tabled discussion of 2009 goals until their next meeting.

The Board members took no further action at this time.

- B)** Conservation Board/Street Map of Somers/Zoning Map from Town Clerk Pacella: (GR) (CF/SH/FL/EM/JM/GM)
Ms. Davis explained that she was holding Board member Rosenzweig's street map-zoning map at her request until she comes to the next meeting.

The Conservation Board tabled the above matter until their next meeting.

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Old Business:

B) C.B. Street Map/GR:

The Board members took no further action at this time.

C) Proposed Joint Meeting w/Open Space Committee/Conservation Board/for Thursday March 19//Recent Email from Michael Barnhart/Board member to call Mr. Barnhart: (CF)

Board member Charles Friedberg informed the Board that he had just contacted Michael Barnhart and left him a voice mail. He said that Mr. Barnhart would probably get back to him tomorrow.

The Board members tabled discussion on this matter until the next meeting.

The Board took no further action at this time.

D) St. Joseph's Church/JFK High School/Site Plan/Planning Board, Hydrogeologic Analysis dated January 14, 2009, Prepared by Leggette, Brashears & Graham, Inc.: (CF)

Board member Charles Friedberg reviewed the above Planning Board Hydrogeologic Analysis study for St. Joseph's Church/JFK High School and site plan at the meeting.

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Old Business:

D) St. Joseph's Church/Hydrogeologic:

Board member Charles Friedberg reviewed the materials submitted and gave a verbal report to the Board. He explained that this was his first review of a hydrogeologic study. He noted that as a layman he found it to be fairly easy for him to understand.

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Report:

- Board member Friedberg informed the Board that a large portion of the property is located above a major water table.
- The proposed Church is within 500-ft. of this water table.
- The bedrock in that area is relatively shallow, within 25 to 30-ft. range, but the aquifer puts forth a large amount of water.
- There were a couple of issues; the first one was about the septic system, which sits between the Church and the aquifer, but closer to the aquifer. The filtration system should more than take this situation into account according to the documentation submitted by the applicant.

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Old Business:

D) St. Joseph's Church/Hydrogeologic:

- The second issue involved the proposed ball field on the west side of the property, which would require substantial topography changes. The applicant felt that this would not have an impact on the hydrology of the parcel. The applicants have to change the contour of the property, but their documentation suggests that this should not be an issue.
- The applicant addressed the runoff from the soccer field, due to the fact that they are going to be manicured and treated with pesticides. They state that there will be a contract landscape company who will also be certified as a licensed pesticide applicator. According to the information submitted the fields will not be irrigated; they will be watered by hand held movable water sprinklers. The fields will be minimally fertilized on a strictly as-needed basis and only when infestation occurs. The applicants, according to their documentation do not foresee this to be an issue.

Chairman Meixner said that they should install astro-turf to avoid having to use chemicals.

- The applicant addressed the runoff on the impervious surfaces and they say that they will use infiltration basins, which should address the problem with water on pavement.

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D) St. Joseph's Church/Hydrogeologic:

- Mr. Friedberg's mentioned that from his prospective in terms of potentially have a problem with the aquifer they addressed that issue. He opined that everything was adequately addressed in the document submitted.
- Board member Friedberg said that there is a section on drinking water. There is one part that is addressed has to do with sewage on site. This forecasts nitrogen concentrations; what they expect versus what is bad and according to the document provided suggests that they will fall well below the average for drinking water. They state that it would be less than 1 milligram per liter of nitrate, which is a very small amount.
- Board member Friedberg noted that the study was very comprehensive and mentioned that this study was done prior to the changes that were going to be made to the plans. Therefore, he opined that they probably would not be required to make a new study. If they were he said that it would most likely look the same or similar.

Chairman Meixner asked about the fields being taken out and filling in the pond.

- Mr. Friedberg responded that the applicants rotated the ball field to accommodate not going into the pond. So as a result they will not have to fill in the pond and they will have one less ball field. He said that from the Conservation Board perspective that is a good thing.

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Old Business:

D) St. Joseph's Church/Hydrogeologic:

Board member Dr. Lapetina explained to the Board that the Church had a virtual picture of the project with all of the grounds being landscaped. He remarked that it was very interesting to see.

He went on to say that he saw a virtual video, which was very impressive to view. He explained that it had open lighting across the lengths of the top of the Church and other unusual features. They list an 800-car parking lot in their documentation.

Chairman Meixner remarked that he thought it was 600-car parking lot.

- Mr. Friedberg explained that the applicants could have the old plans on the video because they scaled things back based on the comments from the Town and the Conservation Board comments regarding trees, etc.

Dr. Lapetina noted that it was interesting to see the video. He said that they showed it in Church and it was set up in the gym with a projector.

The Board members took no further action at this time.

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Old Business:

- E)** Omnipoint Communication/@ Somers Commons/Site Plan/Planning Board, Title Sheet T-1 revised 1-29-09; Plot Plan & Property Owners List C-1 revised 1-27-09; Setback Plans C-2 revised 1-29-09; Site Plan & Site Detail Plan C-3 revised 1-29-09; Partial Site Plan C-3A revised 1-27-09; Elevation & Details C-4 revised 1-29-09; Equipment Plan & Details C-5 revised 1-27-09; (Somers Commons, #80 Rte. 6): (GR)

The Conservation Board members will review the above Planning Board Application for Omnipoint Communication at Somers Commons, site plan at their next meeting.

Board member Gloria Rosenzweig will review the materials submitted and give a report to the Board. She asked that this item be tabled because she was not able to attend the meeting tonight.

A report will be forthcoming at the next Conservation Board meeting.

- F)** North End at Somers/Site Plan/Planning Board/Update for Conservation Board members/parking/garage: (GR)

The Conservation Board will review the above Planning Board application for North End at Somers site plan at their next meeting.

Board member Gloria Rosenzweig mentioned giving the Board a brief update on the site plan for this application with reference to the number of parking spaces and the proposed garage (underground).

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Old Business:

F) North End at Somers:

A report will be forthcoming at the next Conservation Board meeting.

G) Planning Board Site Walk/March 21, 2009/Weather Permitting on Saturday at 9:00 AM/ Walkers to leave Town House at 9 AM/Report: (CF)

9:10 AM St. Joseph's Church & JFK High School
Application for Site Plan approval for property located at Rte.138 for the construction of a new church with related parking, septic system and construction of a gymnasium and athletic fields at JFK High School.

Board member Charles Friedberg mentioned to the Board that he was at the site at 9:07 AM and the Planning Board and site walk attendees were not there. He informed the Board that he drove around the site and did not see anyone. He explained that he went around back and checked the front area also to no avail. He even sat on site with his face towards the entryway until 9:40 AM and saw no one.

Mr. Friedberg therefore noted that there was no report to be given because he did not go on the Planning Board site walk.

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Old Business:

G) Planning Board/SW:

Board member Dr. Edward Merker said that he got a phone call regarding the Trailway. On their walk the Planning Board decided that to route the bike trail the way that was suggested by the Conservation Board (along the road right of way) was not feasible.

Dr. Merker said that they would look into routing the trail around the other side of St. Joseph's parcel along the property that belongs to the New York City watershed.

The Board members took no further action at this time.

New Business:

A) Backman/Presentation/Jim Immediato, Architect and Paul Jaehnig, Engineer for the applicant will make a presentation to the Board regarding the application for Backman Wetland Activity Permit Application/Planning Board, Section 16.10, Block 2, Lot 36.5, Site & Grading Plan; Location Plan; Details & Notes (SP-1); Elevations (A-1); First & Basement Floor Plans (A-2); Applicants propose to construct a 2-story addition (23x25-ft.), 1-basement floor, 2-car garage on piers, 2-first floor master bedroom; Wetlands Survey by Paul Jaehnig dated 1-5-09; (#18 Shenorock Drive, Yorktown Heights; left side 250-ft. south of Overhill Road):

Mr. Jim Immediato, Architect for the applicant introduced himself and Paul Jaehnig, his soils Engineer for the applicant attended the Conservation Board meeting to conduct a presentation in order to answer the concerns made by the Board in their recent memo.

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New Business:

A) Backman/Presentation:

Mr. Immediato presented a plan for the Board and discussed the C.B. memo, which highlighted some concerns with this property. He noted that one issue in particular is the infiltrator and more information should be given to the Board concerning these infiltrators. The infiltrators are installed as a function to slow down the drainage from entering into the watercourse and maintain minimum erosion. Infiltrator design is shallow to accommodate the water table.

Mr. Immediato said that the other items mentioned in the memo are clear and they can be addressed tonight. He said that he would like Paul to give the members some more information concerning the infiltrators and possibly clear up any problems.

Mr. Paul Jaehnig introduced himself to the Board mentioning that he is the soil Engineer representing the Backman's. He went on to say that the infiltrator was to handle the runoff from the roofs, which may or may not be adequate. We would be happy to provide data, water percolation, soils, etc. in that area. Another possibility also is that the applicant could discharge the runoff through a raingarden and it would not be difficult to exchange one for the other. He referenced the plans attached to a cardboard backing, which are color-coded. The colors are key to the text, but for our purposes he said they can be ignored at the moment.

Mr. Jaehnig went on to explain the location of the residence and asked who was out to the site.

Mr. Moriarty responded that he had visited the site.

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New Business:

A) Backman/Presentation:

Mr. Jaehnig said that it is a completely developed parcel with a small house and septic system in the front then there is Shenorock Drive and in the back is a cul de sac called Ryan's Lane. The entire property surrounding the residence is almost all lawn. There is a small brook that flows through the property and wetland area that is delineated in blue, but the proposed addition is right off the north side of the house. Right now the applicants do not have a driveway; they park on the side of the road, which is not a good idea.

Mr. Jaehnig went on to say that they have proposed a short driveway to come in off the road from the house. Just off the north side of the addition are proposed infiltrators that are shown on the site plan. We could easily put a raingarden instead and connect up to the area that has piped drainage off the road. We are going to make this an open channel and we are going to get rid of the platform that is presently used for storage. The level area like a patio will be taken out also and made into a more natural landscape, but we could easily make a raingarden and put it over to the channel that we are constructing.

Board member Frank Lapetina said that he likes the idea of the raingarden option, but the Board would need to know the plants that are being proposed. Is that a sun or shade area?

Mr. Jaehnig said that the sun is not full sun in that area. On the mitigation plan, which is what we propose to do to spruce up the area, you can see where the footprint is shown of the storage area, which is going to be gone and the area that is piped under the patio will be gone and become an open channel.

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New Business:

A) Backman/Presentation:

Mr. Jaehnig went on to say that these plantings would be installed as a corridor along the drainage courses, where presently it is lawn. The raingarden can tie into that and then we can landscape that area as well. We are agreeable to either one.

Board member Moriarty explained that the raingarden would be a better idea. He noted that the infiltrator would still need more room 18" over 6" of gravel would be a problem with the mud.

Dr. Lapetina said that they would need an overflow area with the construction of the raingarden.

Mr. Jaehnig responded that right now they would be proposing to have the downspout and then tie into the infiltrators and we would put the raingarden instead in the same area, which could go to an open channel.

Chairman Meixner noted that it would probably work better.

Dr. Lapetina said that the raingarden is an acceptable form of stormwater management right now.

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New Business:

A) Backman/Presentation:

Board member Moriarty noted that the other idea with the infiltrator would potentially end up an underground mess when it fails and we would never know if it was working correctly or not.

Mr. Jaehnig mentioned that in their wetlands report there are some photos showing a pond that is spring fed and is really not a pond. It has an outfall pipe that always has water in it (because it is spring fed).

Dr. Merker inquired about where it was fed, underneath?

Mr. Jaehnig responded yes it is spring fed from below and there is a retaining wall typical of Shenorock, they channel, modify and manipulate the drainage. Man has his influence all over this. When you drive by it looks like a campsite. We are trying to fix this area and get it back to a more normal landscape. Therefore the neighbors have no problem with the application as proposed.

Mr. Immediato noted that there is no place to park on site. Therefore, as you can see from his notes and response that they are going to build this addition and there will be no construction vehicles parked on site.

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New Business:

A) Backman/Presentation:

Mr. Immediato went on to say that the Board's comment regarding excavation is not correct. The entire project will be done by hand; clean, controlled and nicely done. The machine will over-excavate the trench and would not be adequate. I am both an architect and a builder he said.

Board member Moriarty addressed the applicant and thanked him for his explanation of the work detail.

Mr. Immediato responded that he has such a group of individuals and in fact he has worked on sites that are more difficult than this one. He explained that the stockpile areas are for small materials. Also, any fill and topsoil will be put there and covered every night. The masonry, concrete, and lumber will be carried in and placed on the site. The concrete truck will stop at this point and will not go any further. There will be no vehicles on this site at all. We know that it is wet and we do not want to have a negative impact on the property. Everything placed there will be controlled.

Mr. Immediato said that the water table looks pretty good at 4-ft., but we will see how it goes. Roger Van Loveren is the architect and he will be working with me on this site when it comes to construction of the building. We will follow the Codes as well as the State Codes. We went down about 3.5 to 4-ft. and it was a little wet, but water was not gushing in. This test hole was done during the summer. Now, in the winter it might be a different story because everything is very wet. We will see when we excavate.

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New Business:

A) Backman/Presentation:

However I can assure you that we will not be using any heavy equipment on this site and we will not be stockpiling any lumber, masonry or anything else. After the slab is poured the lumber will be placed inside the garage. We will erect this addition from within the building itself. He pointed out the septic system and said that he would be staying away from that area.

Chairman Meixner inquired about the septic system and asked if it would be replaced.

Mr. Immediato responded that they have Board of Health approval on the existing septic system and they would not be replacing it. He went on to say that the sitting room is for the use of the Master Bedroom and is not a separate bedroom. The applicant intends to use it as a computer room. He explained that the house is a legal two-bedroom house and has always been one; this will not change.

Mr. Immediato said that the Health Department Mr. Beck went through all of this with him and they checked the folder on the house.

Mr. Immediato noted that the oil tank is missing and thanked the C.B. for picking that item up. He informed the Board that it would be relocated in the existing basement.

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New Business:

A) Backman/Presentation:

Mr. Immediato explained that the propane tank would be put on the south side of the house to accommodate the stove in the kitchen and everything else is electric and oil fired.

Mr. Immediato mentioned that the C.B. brought up the issue of the silt fence and explained that with all of his years of experience he is not familiar with what was brought up the fabric and metal. He asked for the detail on this item.

Board member Moriarty said that it could be made in the field with heavy gray fabric like felt. He noted that he could provide Mr. Immediato with the specs for the stormwater management. He went on to explain that he has personally experienced failures with the plastic fence; the wood stakes with the UV rays. He informed Mr. Immediato that he would put steel Rebar spikes and lay a snow fence on top of that with the heavy felt fabric and it can take years of washouts, if necessary. It will never fail.

Mr. Immediato said that he has no problem complying with this form of erosion control as suggested. We maintain these things every day sometimes they do get knocked over and we put some hay behind them to stabilize them.

Board member Moriarty said that he would get the detail to Mr. Immediato as soon as possible.

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New Business:

A) Backman/Presentation:

Mr. Immediato responded that he would appreciate that. He asked if the Board would like him to prepare a detail for the raingarden. He explained that he could revise his SP-1 drawing and put the appropriate detail of what they intend to do according to the recommendations of the Conservation Board.

Board member Lapetina reminded him that he would need to show the selection of plants that they intend on using, especially in the raingarden.

Mr. Immediato said that he could revise one of the drawings and put that detail right on the sheet and it will be submitted to the C.B. before the Planning Board.

Board member Lapetina said that he recommends that they look at Cornell Cooperative Extension from Onondaga County with regards to the raingarden as they have an entire selection of plants that they recommend what meets the different requirements on whether it is sun, shade, etc.

Mr. Paul Jaehnig responded that he is aware of the site.

Board member Moriarty said that he had a question about the fact that the owner of the house wrote a letter stating that the reason they are doing this addition is to upgrade the house in order to make it handicapped accessible.

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New Business:

A) Backman/Presentation:

Mr. Immediato said that they have handicapped items on the drawing, but they did change some things and remove certain items. Everything, including the bathrooms will be handicapped accessible for their mother.

Chairman Meixner said that the doors were not wide enough for the wheel chair.

Mr. Immediato said that the doors would be handicap accessible. He noted that the mother is not in a wheel chair, but she is not doing so well. He explained that the mother is 82-years old now and still walking, but they are preparing for the future. She said that she just lost her aunt who is 102-years old.

Chairman Meixner asked if the mother lives in Somers.

Mr. Immediato said that the mother is presently located in Hawthorne. Mrs. Backman is never home, but she does not want to put her mother in a nursing home, she will have to have someone to come in and assist her mother over time.

Chairman Meixner noted that the plan that was submitted had no handicap features and he referred to Board member Moriarty.

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New Business:

A) Backman/Presentation:

Mr. Moriarty responded that the plan that was submitted did not have any handicap features. He explained that it was stated as the whole point of this project, noting that he was not trying to harp on that subject.

Mr. Immediato said that he made the doors large enough stating that the bathroom doors is 32" wide and it is shown on the architectural plans. He further noted that all that is required on the handicap door is 30". He reiterated that the mother is not in a wheel chair, but the daughter is just preparing for the possibility. He noted that there would be bars, etc. as needed.

Discussion ensued with reference to when the applicant would submit the amended paperwork to the C.B. and when the next Planning Board meeting would take place.

C.B. Secretary Ms. Davis noted that the next Planning Board meeting would be on the 7th of April and the next Conservation Board meeting would be after that on the 14th of April. She explained that it would be all right for them to submit the paperwork to the C.B. in two weeks before the next regular meeting.

Ms. Davis asked Mr. Immediato if he would be submitting the drawings with the necessary handicap information revised on the drawings as well.

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New Business:

A) Backman/Presentation:

Mr. Immediato said that he would take care of that also. He asked if this item could be handled in a letter to the Board and they agreed.

Board member Moriarty will be getting in touch with Mr. Immediato regarding the erosion control features and Mr. Immediato will be submitting the necessary information to the Board before their next meeting on April 14th.

Discussion ensued among the Board members with reference to this application. They will await Mr. Immediato's letter to the Board and revised plans.

The Board members took no further action at this time.

B) Omnipoint Communications/at Somers Commons/Site Plan Approval/Planning Board; Pictures; Title Sheet (T-1); Plot Plan & Property Owners List (C-1); Setback Plans (C-2); Site Plan & Site Detail Plan (C-3); Partial Site Plan (C-3A); Elevations & Details (C-4); Equipment Plan & Details (C-5), Prepared by Tectonic Engineering & Surveying, PC, (Somers Commons/#80 Rte. 6): (CF)

The Conservation Board will review the above Planning Board application for Omnipoint Communications at Somers Commons site plan at their meeting

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New Business:

B) Omnipoint/Somers Commons :

Board member Charles Friedberg will review the materials submitted, perform a site inspection of the property and give a report to the Board.

A report will be forthcoming at the next Conservation Board meeting.

C) Westchester Bike Summit/document sent by Supervisor Murphy and dated 2-18-09 & sponsored by East Coast Greenway/re: Meeting Tuesday April 7 from 3PM to 8PM at County Center, White Plains: (EM)

This event is supported by the Westchester Community Foundation and sponsored by the East Coast Greenway. They are trying to piece together a 3,000-mile off-road pathway from Florida to Maine that would connect cities and towns along the eastern seaboard. Other sponsors are Westchester County and the Westchester Cycle Club.

Board member Dr. Edward Merker will attend this meeting on April 7, 2009 and give a report to the Board.

A report will be forthcoming at the next Conservation Board meeting.

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New Business:

- D)** Omnipoint Communications/at Towne Centre at Somers/Site Plan Approval/Planning Board; Wetlands Permit; Groundwater Protection Overlay District special permit to install a wireless telecommunications facility disguised as a flagpole together with related equipment at the base thereof, revised March 9, 2009; Pictures; Title Sheet (Z-1); Amended Site Plan & Bulk Requirements (Z-2); Enlarged Site Plan & Landscaping Plan (Z-3); Compound Plan, Elevation & Details (Z-4); Secondary Pole Location Site Plan (Z-5); Wetland Buffer Mitigation Planting Plan (Z-6), Prepared by On Air Engineering, LLC (#325/Rte. 100): (FL)
The Conservation Board will review the above Planning Board application for Omnipoint Communications at Towne Centre, site plan, wetland permit, groundwater protection overlay district at their next meeting.

Board member Dr. Frank Lapetina will review the materials submitted and give a report to the Board.

A report will be forthcoming at the next Conservation Board meeting.

- E)** St. Joseph's Church/JFK High School/Site Plans/Planning Board; Letter of Transmittal dated 3-17-09; Full EAF; NYSDEC Information; DVD; Proposed Church, Gymnasium, Classrooms & Site Improvements dated November 3, 2009 revised March 14, 2009, Prepared by Harry Baker & Associates; Phase I Cultural Resource Investigation, dated November 28, 2007, Prepared by Joseph Diamond, PhD.; Stewart Title Insurance Company documents dated October 9, 2007 and June 14, 2007; Geo-Technical Soil Investigation Report dated November 19, 2007, Prepared by Advance Testing Co.; Wetland Delineation Report dated May 5, 2008 revised December 29, 2008, Prepared by Michael Nowicki, Ecological

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New Business:

E) St. Joseph's Church/SP:

Solutions, LLC; Wetland Functional Evaluation Report dated February 27, 2008 revised December 29, 2008, Prepared by Michael Nowicki, Ecological Solutions, LLC; Traffic Study, Prepared by Harry Baker & Associates; Stormwater Pollution Prevention Plan & Drainage Analysis w/NYSDEC Notice of Intent dated December 2008, Prepared by Hudson Engineering & Consulting,PC; Associated Plans Prepared by Petrucelli Engineering, (Rte. 138/across from Best Plumbing): (EM)

The Conservation Board will review the above Planning Board application for St. Joseph's Church/JFK High School, site plan at their next meeting.

Board member Dr. Edward Merker will review the materials submitted and give a report to the Board.

A report will be forthcoming at the next Conservation Board meeting.

F) Anglefly Preserve Trailway Grant/Town Board Resolution adopted March 19, 2009; dated March 20, 2009; Lead Agency Town Board; Full EAF dated March 19, 2009; Trail Plan A, B, C, D, E, F; Program Work Plan; Project Schedule & Budget; Supplemental Information; Pictures; Related documents: (EM)

The Conservation Board will review the above Anglefly Preserve Trailway Grant and Town Board resolution at their next meeting.

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New Business:

F) Anglefly Preserve/Grant:

Board member Dr. Edward Merker will review the materials submitted, perform a site inspection of the property and give a report to the Board.

A report will be forthcoming at the next Conservation Board meeting.

**G) Mitchell Subdivision/Revised Application/Planning Board; Preliminary Approval of Subdivision; Steep Slope Protection; Erosion & Sediment Control; Tree Preservation; Full EAF, (#197 Tomahawk Street/Rte. 118):
(GM)**

The Conservation Board will review the above Planning Board application for Mitchell Subdivision, revised application, steep slope, erosion and sediment control and tree preservation permit at their next meeting.

Chairman Gary Meixner will review the materials submitted, perform a site inspection of the property and give a report to the Board.

A report will be forthcoming at the next Conservation Board meeting.

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New Business:

- H)** ELLA (Environmental Leaders Learning Alliance) 2009-CAC Survey/forwarded to C.B. via email from M. Barnhart for Discussion by the Board/re: Action: (CF/FL)
The Conservation Board will review the above document submitted from ELLA via Michael Barnhart, Open Space Committee at their next meeting.

Board member Charles Friedberg and Dr. Frank Lapetina will review the information received and give a report to the Board.

A report will be forthcoming at the next Conservation Board meeting.

- I)** Balancia/Wetland Activity Permit/Administrative, Stormwater Management & Sediment Control permit for an in-ground pool, (# 1 Butterfield Lane, Katonah-Twin Knolls): (FL)
The Conservation Board reviewed the above administrative application for Balancia wetland activity permit, stormwater management and sediment control permit at their meeting.

Board member Dr. Frank Lapetina reviewed the materials submitted, attended the Administrative Review Team meeting and gave a report to the Board.

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Report:

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New Business:

I) Balancia/WAP:

- The applicants are proposing to construct a swimming pool. In the location of the proposed pool there is currently a play-gym area for children.
- The applicants proposed to move the play-gym north of where it is located at the present time.
- The proposed pool is located just outside the wetland buffer area.
- Located in the proposed pool area are cedar trees that are not in good condition; they should probably come out (2 or 3 trees).

Chairman Meixner inquired about the location of the nearest neighbor with regards to the proposed pool.

- Board member Lapetina showed Chairman Meixner and the Board members the location of the nearest house on the plans submitted.
- The applicants are proposing to put unilock pavers around the pool area (5-ft. will line the pool) explained Dr. Lapetina.

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New Business:

I) Balancia/WAP:

- Dr. Lapetina noted that there were no environmental issues from a conservation point of view with reference to this application.

Chairman Meixner inquired about the location of the front of the house

- Dr. Lapetina showed the Board the location of the front house area.
- Dr. Lapetina informed the Board that the applicants do not intend to stockpile anything on site.
- He went on to say that it is a totally flat area and therefore the silt fence proposed is probably all right for the site.

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Discussion ensued among the Board members with reference to the construction of the proposed pool. Chairman Meixner informed the Board about past situations that came up with reference to this development. The Board discussed the location of his existing patio and the proposed location of the pool. The pool is approximately 80-ft. from the back patio of the house.

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New Business:

I) Balancia/WAP:

*

Balancia Summary Sheet
(TM-58.12-1-17)

- Environmental Determination conducted March 12, 2009.
- Administrative Stormwater Management and Erosion and Sediment Control Permit required for the installation of the in-ground pool.
- Administrative Wetland Permit required for the relocation of the play area and temporary minor grading in the buffer area.
- Application submitted March 18, 2009.

Comment:

Engineering Technician:

- Install berm along eastern lot line to act as additional screening and catch basin; 24" maple to be saved, erect fence at dripline.

**

The Board members took no further action at this time.

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New Business:

- J)** Roche/Wetland Activity Permit/Site Plan/Planning Board/Location Plan dated July 31, 2008 revised March 18, 2009, Section 6.16, Block 2, Lot 18, Prepared by Edwin O. Elliott, Jr., AIA, (#5 Butlerville Road/off Rte. 100): (JM)

The Conservation Board will review the above Planning Board application for Roche wetland activity permit site plan at their next meeting.

Board member James Moriarty will review the materials submitted, perform a site inspection of the property and give a report to the Board.

A report will be forthcoming at the next Conservation Board meeting.

There being no further business to discuss, a motion to adjourn was made at 9:30 PM by Board member Charles Friedberg and seconded by Board member Shoshana Hantman. All members present approved.

The next regular meeting of the Conservation Board will be held at the Town House on April 14, 2009 at 7:30 PM.

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Subsequent Conservation Board meetings are tentatively scheduled to be held at the Town House on April 28, 2009 and May 12, 2009 respectively.

Respectfully submitted,

Rosetta Davis
Secretary
Conservation Board

Cc: Town Board
Town Clerk
Town Engineer
Town Planner
Planning Board
Zoning Board
Open Space Committee
Architectural Review Advisory Board
Landmark Committee