

# DRAFT

## MINUTES OF A REGULAR MEETING OF THE HARBOR AND COASTAL ZONE MANAGEMENT COMMISSION OF THE VILLAGE OF MAMARONECK HELD FEBRUARY 17, 2010 AT 7:30 P.M. IN THE COURTROOM AT VILLAGE HALL, MAMARONECK, NEW YORK

**PRESENT:** Mr. Steve Goldstein  
Mr. Anthony Weiner, Vice Chairman  
Mr. Carl Birman  
Ms. Laura Schneider  
Mr. Bert Seigel

**Excused:** Mr. Tim Keebe

**Absent:** Mr. Peter Jackson

The meeting was called to order at 7:36P.M.

### OLD BUSINESS:

1. **Mamaroneck Boats and Motors – Rushmore Avenue – Replacement of Pilings (Tabled at January 20, 2010 Meeting) (To be tabled to March).**
2. **Evans Associates – Richard and Caroline Alter - 1000 Taylors Lane Evans Associates Environmental Consulting Inc. Development of a 3 lot subdivision. One of the proposed lots contains an existing single family residence.(Tabled – No new material received) (To be tabled to March).**
3. **New Waverly Avenue Associates, LLC & 306 Fayette Avenue Realty – 441, 442, 524, 532 Waverly Avenue – Demolition of existing building and parking garage and construction of at grade parking lot. One existing 2-story office/maintenance building to remain. (Application before Planning Board) (Removed, per Building Inspector)**

### NEW BUSINESS:

1. **Susan Mc Michael – 700 The Crescent- Maintenance of Existing Docking Facility.**

Mr. Goldstein stated that applications 1 &2 were adjourned to March and application 3 was removed from the agenda per the Building Inspector.

### MINUTES

Approval of the minutes of January 20, 2010 were postponed.

## **NEW BUSINESS:**

### **1. Susan Mc Michael – 700 The Crescent- Maintenance of Existing Docking Facility.**

Dan Natchez of Daniel Natchez Associates appeared and addressed the Board representing the applicant. Mr. Natchez stated that they are requesting to repair and maintain the existing docking facility that has been in operation since the 70,s. The Building Department has no records of the existing dock and the applicant lost all her records when her house was flooded three years ago. Mr. Natchez stated that the dock was rebuilt when the county installed a sewer line and an easement was established.

Mr. Natchez commented on the EEA letter that he just received. The EEA suggested that the applicant supply proof of the DEC and ACoF E permits, and Mr. Natchez stated he can supply the DEC permit number. Regarding the question of dredging the ACoF E dredged as the County put in the sewer line. The Tidal Wetlands will be delineated as per the EEA's request.

Mr. Goldstein stated that the EEA also asked for an aerial photo pre 1975 and Mr. Natchez responded that he could supply a 1970 aerial with evidence of the pilings as the photo was taken in winter and the floats were removed at the time.

The number of boats was discussed and although a number of boats cannot be specified the Board can put conditions that no boat can put on the outside of the float and narrow the fairway. Mr. Natchez stated that the condition is not unreasonable.

On motion made by Mr. Weiner, seconded by Mr. Seigel the Public Hearing was set for March 17, 2010

Ayes: Goldstein, Weiner, Birman, Seigel, Schneider

Nays:

### **New Business**

Mr. Weiner stated that he has been working with Ms. Roberts and Ms. Derrico to get the back log of the resolutions corrected and has cleared it up. Also they are working on a boiler plate for the resolution that will make the process of doing the resolutions easier for all concerned. Mr. Weiner stated that Ms. Derrico proposed making the application deadline 10 days prior to the meeting so the packet that timely review can be made by necessary parties. Mr. Goldstein further stated that Mr. Weiner is assisting him by attending to HCZM business during business hours when Mr. Goldstein is unavailable.

Mr. Goldstein asked if the Board members would be available for the State course proposed for April 27, 2010 in the Town of Mamaroneck and all answered yes.

Mr. Goldstein suggested that the Village Attorney create a policy check off sheet that will help keep the Board within its technical purview.

## **ADJOURNMENT**

On motion of Mr. Weiner, seconded by Mr. Birman the meeting was adjourned at 8:45.M. to March 17, 2010.

Minutes prepared by  
Francine M. Brill