

Planning Board
Village of Tarrytown
Regular Meeting
October 24, 2005 7 p.m.

PRESENT: Chairman Friedlander; Members Demers, Tedesco, Stone; Counsel
Shumejda; Planner Geneslaw; Landscape Architect Yarabek; Engineer
McGarvey; Secretary D'Eufemia
ABSENT: Mr. Shroff

APPROVAL OF MINUTES

Mr. Tedesco moved, seconded by Mr. Stone, and unanimously carried, that the minutes of September 26, 2005, be approved as submitted.

PUBLIC HEARING – MARYMOUNT CONVENT – 32 WARREN AVENUE

Chairman Friedlander read the following Notice of Public Hearing:

PLEASE TAKE NOTICE that the Planning Board of the Village of Tarrytown will hold a public hearing on Monday, October 24, 2005, at **7:00 p.m.** at the Municipal Building, 21 Wildey Street, Tarrytown, New York, to hear and consider an application by:

Religious of the Sacred Heart of Mary
50 Wilson Park Drive
Tarrytown, New York 10591

To consider the application for site development plan approval for property they own at 32 Warren Avenue, Tarrytown, New York, for site improvements including repaving, curb construction, storm water system upgrades, sidewalks, planting, and the creation of a new 18 space parking lot pursuant to Section 305-52 of the Zoning Code of the Village of Tarrytown.

The property is shown on the Tax Maps of the Village of Tarrytown as Sheet 5, Parcels P67 and P69 and is located in an R-40 (Residential) Zone.

Documents are available for inspection in the Planning and Zoning Office. All interested parties are invited to attend and be heard. Access to the meeting room is available to the elderly and the handicapped. Signing is available for the hearing-impaired; request must be made to the Village Clerk at least one week in advance of the meeting.

The certified mailing receipts were submitted.

Mr. Craig Hunt, architect, stated, "We have prepared drawings for site improvements which include the work that the chairman described. The intent is to improve circulation and to add parking spaces on occasions when guests arrive for celebrations, funerals, etc.

At the last meeting I was asked to do some further work. We have retained an arborist to prepare a report. We did storm water calculations, which were submitted to the building department. The Board asked me to prepare drawings, which illustrated the scope of the work relative to the whole project. I have submitted those drawings. You have the survey and the work we are doing. At present there is an in and out drive aisle off Warren Avenue. There is an island drive-up in front of the convent. There are a total of 99 spaces now and we are proposing to add 18. We will maintain the same curb cuts but make them single-through flows. Currently both are two-way traffic flows. Site amenities include additional planting, paving systems and granite curbs.”

Mr. Tedesco stated one of the Board’s big concerns is impervious surfaces. The Village’s Landscape Consultant suggested the use of Eco Pavers. Mr. Hunt stated he forwarded the Eco paving system to Charles Sells (engineering consultants) and their calculations showed it improved the percolation on the site but only marginally. It would be more convenient for the Sisters, in terms of snow plowing and access, to use a paved system.

Mr. Demers questioned what Eco Pavers are. Mr. Hunt stated they are a concrete block that looks like a waffle with holes in it and it allows the water to go through the holes and into the earth. Mr. Demers questioned whether this area would be used as a walking area by the Sisters. Mr. Hunt stated it would not; however, it would be used by people exiting their automobiles.

Mr. Stone stated tonight a Tree Inventory and Preservation Plan was submitted which will need to be reviewed. Upon inquiry, Mr. Hunt stated 15 trees will be removed, the largest of which is approximately a 12-inch caliper but it is in fair to poor condition. Mr. Stone stated the 8-inch to 12-inch caliper trees should be shown on a separate table.

Mr. Yarabek, the Village’s Landscape Architect Consultant, stated he had just received the tree report, which appears to be extensive and comprehensive. The site plan improves circulation. The tree replacement is larger than what is usually proposed. A majority of the trees to be removed – about 70% - are aging trees and the replacements are what the Village has been striving for. The parking should not be a visual intrusion toward Warren Avenue. If the engineering report shows the Eco Pavers would not significantly improve percolation, then for ease of use it could be asphalt. In regard to lighting, Mr. Hunt stated the plan shows there will be no spillage.

Mr. Demers stated the elevation of the property probably would prevent people from seeing the parking lot surface; however, the cars will be visible. It is important they be screened and to replace any large trees that will be removed with trees that will grow big.

Counsel Shumejda stated the triangular piece, which is part of this property, needs to be shown on all the plans. Mr. Demers stated cars have been parking on that piece. A

representative from the convent stated for about six months contractors' cars were parking there when work was being done; however, that is no longer occurring.

Mr. McGarvey, Village Engineer, stated he has only reviewed the drainage briefly and does not have his comments prepared yet.

Chairman Friedlander questioned whether anyone wished to address the Board.

Mr. Mark Kirschner, 13 Warren Avenue, stated it is imperative to be sure in heavy storms water will not come off the parking area and down the hill. There is already erosion on the east side. Currently when cars park along the drive, they are not visible from Warren Avenue. It is important that the new parking area be screened.

Mr. Tedesco moved, seconded by Mr. Stone, and unanimously carried, that the hearing be continued at the Board's next meeting.

CONTINUATION OF PUBLIC HEARING – CRESCENT ASSOCIATES – 155
WHITE PLAINS ROAD

Mr. Mark Fry, representing the applicant, stated at the last meeting they submitted their final revisions to the DEIS. Mr. Geneslaw reviewed those and they have been in contact with Mr. Yarabek.

Mr. Geneslaw stated, "The Board accepted the DEIS subject to the applicant making some changes. We have met with Mr. Fry. He has prepared revisions to the DEIS which we believe respond to all the requests we had. We believe it is ready for public distribution."

Mr. Yarabek stated in the DEIS they have detailed information on the trees including the trees to be removed. They have not yet provided the valuation for all trees to be preserved. The public hearing process could proceed and this could be provided during that process.

No one appeared to address the Board on this matter.

Mr. Tedesco moved, seconded by Mr. Demers, and unanimously carried, that the Board sets a public hearing on the DEIS for Crescent Associates for their November 28, 2005 meeting. The public hearing that begins at the next meeting will be continued until all the issues in the memos of Mr. Yarabek – July 25, 2005 and September 7, 2004, are addressed and the responses approved as satisfactory by the Village's Landscape Architect Consultant and the South End Traffic Study is completed. Copies of the DEIS are to be distributed to interested and involved agencies and considerable copies are to be available at the Warner Library and Village Hall.

CONTINUATION OF PUBLIC HEARING – FERRY LANDINGS, LLC AND FERRY INVESTMENTS – WATERFRONT PROPERTY (LOWER MAIN STREET)

Chairman Friedlander reported this application has been adjourned to the Board's next meeting. No one appeared to address the Board on this matter.

CONTINUATION OF PUBLIC HEARING – VILLAGE OF TARRYTOWN – WEST MAIN STREET – RECREATION/AQUATICS CENTER

Chairman Friedlander reported this application has been adjourned to the Board's next meeting. No one appeared to address the Board on this matter.

CONTINUATION OF PUBLIC HEARING – 455 HOSPITALITY, LLC – 455 SOUTH BROADWAY

Mr. Richard Blancato, attorney for the applicant, stated they have appeared preliminarily before the Zoning Board of Appeals and that Board set forth their application for a zoning variance on November 14th. They have also applied to the Architectural Review Board and will appear before them shortly. He noted they had received a memo from Mr. Geneslaw recommending that there be language included in the environmental documentation referencing the cumulative traffic study anticipated to be undertaken and the offer by them to consider participating in the study and sharing in the cost of that study and that will be done. Mr. Geneslaw in his memo used the words, "and possibly the implementation of the results of that study." Mr. Blancato stated they don't know what that phrase means and will need language they can incorporate. With respect to the storm water report, their engineers have spoken with Mr. McGarvey and have submitted a drainage plan and study.

Mr. McGarvey stated he met with their engineer last week and received the plans in this morning's mail.

Mr. Tedesco stated Mr. Geneslaw had suggested the Planning Board consider whether a Part III should be prepared summarizing the potentially significant impacts, which would include a summary of the traffic study, the Village's review response, and reference to the agreed upon cumulative traffic study. It could also include a summary of the storm water report and any mitigation, when available. "I think that would be a useful thing to have." Mr. Geneslaw explained this would provide a narrative explanation of traffic and storm water, which allows the public to have an understanding without going through all the details.

Mr. Tedesco stated the traffic study should also be expanded to include other times of traffic counting – particularly Friday mornings.

Mr. Yarabek stated their consultant has agreed to all the items he asked for and hopefully by the next meeting all the documents will be completed.

Chairman Friedlander questioned whether anyone wished to address the Board on this matter.

Mr. John Lynch, Crest Drive, stated the traffic on Route 9 is terrible. With all this new development, things have to be done before the problems are added to. Trying to use the crosswalks on Route 9 is dangerous.

Mr. Stone stated it is a major issue and meetings will have to be arranged with the State, which will take months. Mr. Lynch stated there should then be a moratorium on development until that is done. "We have to get the 18 wheelers off Route 9. The developers have to start lobbying Albany."

Mr. Tedesco moved, seconded by Mr. Stone, and unanimously carried, that the hearing be continued at the Board's next meeting.

CONTINUATION OF PUBLIC HEARING – POWERS – 34 LINCOLN AVENUE

Chairman Friedlander reported this application has been adjourned to the Board's next meeting. No one appeared to address the Board on this matter.

PUBLIC HEARING – HOLY SPIRIT ASSOCIATION FOR THE UNIFICATION OF WORLD CHRISTIANITY (HSA-UWC) – SOUTH BROADWAY – NEW CHURCH

Chairman Friedlander read the following Notice of Public Hearing:

PLEASE TAKE NOTICE that the Planning Board of the Village of Tarrytown will hold a public hearing on Monday, October 24, 2005, at 7:00 p.m. at the Municipal Building, 21 Wildey Street, Tarrytown, New York, to hear and consider an application by

Holy Spirit Association for the Unification of World Christianity
4 West 43rd Street
New York, New York 10036

For site plan approval of property located on 26.6 acres on South Broadway, Tarrytown, New York, for construction of a church.

Documents are available for inspection in the Planning and Zoning Office at Tarrytown Village Hall.

The property is shown on the Tax Maps of the Village of Tarrytown as Sheet 28, Parcels P17, P19, P21 and P21-A and is located in an R-40 (Single-family Residential District.)

All interested parties are invited to attend and be heard. Access to the meeting room is available to the elderly and the handicapped. Signing is available for the hearing-impaired; request must be made to the Village Clerk at least one week in advance of the meeting.

The certified mailing receipts were submitted.

Mr. Norman Sheer, attorney for the applicant, stated at the last meeting the square footage of the Belvedere mansion had been questioned. It is approximately 11,500 sq. ft.

Mr. Keith Staudohr, engineer, stated the project is the construction of a church and educational building on the southern portion of the property. The building will be at least 150 ft. from the Croton Aqueduct, over 200 ft. from the south property line and about 300 ft. from Route 9. The entrance road has been redesigned and parking reduced from 154 spaces to 138. There will be a two level parking lot with a walkway. There will be relatively no change to the existing Belvedere site. Mr. Michael Inglis from the church stated there will be some grading next to the existing greenhouse to allow access.

Upon inquiry from the chairman, Mr. Inglis stated the pre-school building is about 7,000 sq. ft.

In regard to trees, it was noted there are 668 on the property; 343 will be cut and they are planting 240.

Ms. Gina Martini of Saccardi and Schiff, planners for the applicant, stated they initially submitted an application in March, which only involved the 7.6 acre portion of the property. They then revised the application to include the entire Belvedere site of about 26 acres. They attempted to address the previous comments from the Planning Board, and many have been addressed in the revised site plan and the revised landscaping plan. Some specific details, which the Board asked for, will be provided. They are awaiting comments from the Village's traffic consultant and engineer. This is a relocation of some activities on the existing Belvedere site. They anticipate no additional traffic and no additional or new uses on the site.

Upon inquiries from the Board, Mr. Inglis stated the sanctuary will be 10,000 sq. ft. with a seating capacity of about 1,000 – no fixed seating is proposed; the educational building will be 12,000 sq. ft.

Chairman Friedlander expressed concern that the Belvedere mansion is 11,000 sq. ft. and the buildings proposed are much larger.

Mr. Inglis stated now on a Sunday they have about 150 cars coming to the site and that will be the same. Two or three times a year they have special events with about 1,200 people and that will also be the same.

Mr. Demers noted Part III of the EAF refers to 5,000 people. Mr. Inglis stated that happens once a year and they put up a large tent and the Village and Police Department are notified when that occurs.

Mr. Demers stated it seems this will be a larger place with a larger capacity. Ms. Martini stated that is not what the church is anticipating.

Mr. Stone stated the Board needs a listing of the current activities and future activities.

Chairman Friedlander stated the Board should also have a clarification of what Belvedere is being used for and what the educational building will be used for as well as the sanctuary. It should also show the time usage of the child care facility. Mr. Inglis stated they would provide that in a clear narrative format.

Mr. Tedesco stated the comments in Mr. McGarvey's April 4, 2005, memo should be addressed. Ms. Martini stated they had not received those. The Board directed a copy be sent to them.

Mr. Tedesco stated fire access for the site needs to be reviewed with the Fire Department.

The Board discussed the proposed architecture for the church. Mr. Inglis stated he felt there is a misconception of the building. The building is sited in the woods. The design is seeking to use the natural materials, finishes and colors that harmonize with nature. Although the design of the church building will have a very strong geometry, in large part dictated by the program and the site constraints, the building will be designed to have the feel of a simple, carefully crafted object. The bearing walls and foundation of the buildings will be either cast-in-place concrete or synthetic stucco. The color will match the main house of the Belvedere Estate. The exterior will be a wood laminate product with a natural, transparent finish. The roofs of the proposed buildings will be flat and, as such, project architects would explore the possibility of placing soil and wildflowers on it. The windows will likely be naturally finished wood or earth tone finished anodized aluminum units. The proposed building would also include an elevated walkway connection to the adjacent Belvedere Estate. The walkway will be concrete plank with finishes to match the bearing walls and foundations of the church building. Railing details will be painted steel, color to match windows, or possibly heavy timber. Mr. Inglis stated the Architectural Review Board liked the proposal and felt it was appropriate for the site.

Mr. Sheer stated the Board needed better graphics and they would request that and they would ask the architect bring in sample materials.

Mr. Demers stated, "I think there are two ways you can go. I think aesthetics are important. I think you can make it a little more traditional or the Frank Lloyd Wright

way and blend in the with the landscape but that is not what I saw in the pictures we received.”

Ms. Monica Getz, Shadowbrook, neighbor to the south, stated she is a 40-year resident and she was “stunned.” “When those events with the 5,000 people are there, the sound makes it almost impossible to do anything because the loudspeakers are incredibly loud. This is scarring this beautiful part of Tarrytown. The entrance should be where the gate is farther down.” Ms. Getz expressed concerns about the screening on the southern boundary, the hours services will be held, with no fixed seating people could “overwhelm” the property. “I like to be a good neighbor, but there are limits.”

The Manager of the Old Croton Aqueduct stated the church’s plans call for using their culvert. They have offered to clean it out but they will need to provide an engineering plan to the State to demonstrate the State’s culvert can handle the runoff.

Chairman Friedlander stated the Board will also need to see the views from the Croton Aqueduct.

In regard to Ms. Getz’s comments about relocating the entrance to where the gate is located, Mr. Staudohr stated the slope there is over 15% and to lessen that would require a lot of fill. There is also a sight line issue out onto Broadway. They can’t move the entrance too far north. Chairman Friedlander stated when Mr. Yarabek visits the property, Ms. Getz should be invited on that site walk.

Chairman Friedlander stated they should show the distances from the crest on the north looking south and how far back from the light the first proposal was and if it can be moved, by how much.

Mr. Demers stated Part II of the EAF is not entirely an accurate representation of the serious impact of some of the effects of this development. The report from Dvirka & Bartilucci pointed out that there is a conflict between what you see in different parts of the EAF regarding total area of disturbance. It would be helpful to be clear about just how much disturbance there will be. He noted the EAF refers to a water feature on the Belvedere property but that is silted in and green and seems like a danger since it is a breeding ground for mosquitoes. Mr. Staudohr stated it is full of algae and hasn’t been used in many years and he would talk to the applicants about re-activating it.

Ms. Cherie Gaines, 612 So. Broadway, stated there is no way you can add 22,000 sq. ft. to property and not somehow increase the usage of it. “I don’t care what renderings they give you, it will not blend with the existing historic buildings at Belvedere and Shadowbrook. If they do a modern building, it will jar. You can fit some in with the topography, but that isn’t Tarrytown. They may have to consider a different quality of design.”

Mr. Sheer stated this application is for a religious use and he would submit some cases on how a Board should deal with a religious use. A religious organization is not entitled to do whatever it wants. Boards have the right to protect public health, safety and welfare but the burdens are somewhat different.

Mr. Tedesco moved, seconded by Mr. Demers, and unanimously carried, that the hearing be continued at the Board's next meeting.

CONTINUATION OF PUBLIC HEARINGS - HOLY SPIRIT ASSOCIATION FOR
THE UNIFICATION OF WORLD CHRISTIANITY (HSA-UWC) – SOUTH
BROADWAY (JARDIM ESTATES – LOTS 7 AND 9)
PRELIMINARY PRESENTATION – LOT 8

Mr. Norman Sheer, attorney for the applicant, stated they have three lots on the agenda tonight. Nothing has changed for Lot 7. Lot 9 has a number of changes. Lot 8 is a new lot. All three lots have been the subject of submissions to the Architectural Review Board. They are appearing on the ARB's November 16th agenda and the Planning Board has scheduled a site walk to all three lots on November 17th.

Mr. Staudohr, engineer, stated during the Board's last site walk there was a concern about a 50-inch Norway maple and a 36-inch oak on Lot 9. The house was moved to farther distance themselves from both those trees. The turnaround for the driveway is about 15 ft. smaller. Two crab apple trees will have to come down but they will be replaced with new crab apple trees.

Mr. Stone stated for the Board's next site walk all trees to be removed should be marked. Chairman Friedlander stated for the site walk there should be a footprint laid out for all the homes as well as the driveways. It would be useful to have the renderings at the site as well.

Mr. Tedesco stated at the last meeting the three-car garages were discussed. "I am concerned about impervious surface. Patio areas represent a lot of impervious surface, and I am wondering if some of those could be made smaller. On lot 8, the driveway is different. Before you get to the garage, there is a cut off." Mr. Staudohr stated they were proposing grass pavers in that area to allow for additional parking on the property. He stated they could look at the size of the patios. Mr. Staudohr stated when they did the subdivision, they anticipated a large build-out and they included that in the storm water runoff. What the site plans are showing is not more than was covered.

Mr. Stone stated there should be a table showing the overall and what is being done for each lot.

Mr. Tedesco stated he would like to see some variation in the size of the houses. Mr. Inglis from Unification Church stated a couple of the lots are smaller and those lots will have smaller houses.

Chairman Friedlander questioned whether anyone wished to address the Board.

Ms. Cherie Gaines, 612 So. Broadway, stated she has a problem with the three-car garages not only because of impervious surface but also because of traffic. She noted she has to drive along the road these houses will be using. The subdivision was approved on the theory of two-car garages. She urged the Board to go back to the two-car garages.

Mr. Demers questioned, "Where was it represented they would have two-car garages?" Ms. Gaines stated they didn't discuss garages – they discussed the volume of cars their subdivision would have and they represented it would be two cars per house and now they are coming in with three-car garages.

Mr. Demers stated he was also concerned about three-car garages because of the appearance in size and width. He questioned how important the three-car garages are. Mr. Sheer stated, "My recollection is there was not a representation of the number of cars but the number of trips. We will look at it but the answer is people want three-car garages. These are expensive homes and this is what people want."

Ms. Gaines stated she thought the number of trips and number of deliveries were part of the traffic analysis in addition to how many cars were being added to this driveway.

Mr. Tedesco stated the Board would have to get to the basis of the traffic study.

Mr. Staudoher stated it was the number of trips per household. The third bay allows for storage. It doesn't mean more cars. The traffic study was based on persons per dwelling.

Ms. Gaines stated, "I can assure you the number of cars was discussed. I believe the Board understands my concern. Traffic is an issue because this is a private driveway. I am concerned also about the covering of the land. Just the vegetation that has been removed appears to have created flooding in areas of Sheldon Avenue. More soil will be covered and the flooding will be relevant. I don't recall detailed discussions about those issues. I believe the new information we have received with the rains this Fall justifies serious calculation about what the waters are from this site."

Mr. Tedesco moved, seconded by Mr. Demers, and unanimously carried, that the Planning Board declares its Intent to be Lead Agency on the site plan for Lot 8 at Jardim Estates.

Mr. Tedesco moved, seconded by Mr. Demers, and unanimously carried, that the Planning Board sets a public hearing for November 28th on the site plan for Lot 8 at Jardim Estates.

Mr. Tedesco moved, seconded by Mr. Demers, and unanimously carried, that the Planning Board establishes an Escrow Account in the amount of \$2,500 for Lot 8 at Jardim Estates.

The Board unanimously agreed to continue the hearings on Lots 7 and 9 at the next meeting.

Counsel Shumejda stated the Village has received bills relating to the Jardim subdivision and no funds remain in the subdivision's escrow account. He suggested the applicant pay these bills as they are received or a new escrow account for the subdivision could be established. Mr. Inglis stated he has discussed this matter with Mrs. D'Eufemia and she is sending him copies of these bills.

CONTINUATION OF PUBLIC HEARING – VILLAGE OF TARRYTOWN –
PROPERTY ON NORTH SIDE OF NEPERAN ROAD – SUBDIVISION TO CREATE
ONE NEW BUILDING LOT; REMAINDER OF PROPERTY TO BE PARKLAND

Mr. Jeffrey Shumejda, attorney for the Village, submitted the subdivision map to the Board. He stated, "The Village acquired this property from Mr. Vieira. There was lengthy discussion about how it was to be used and in February of this year the Village Board of Trustees voted to allow to be sold a portion of this lot, which is .366 of an acre. The remainder of the parcel is a park – 2.166 acres. In March 2005 the Village Board of Trustees voted to declare the remainder a public park, which will remain forever unless the State Legislature makes a change. The condition for this parcel (.366 acre) is that it be limited to a single family home. The trees on the survey will be preserved and protected. There are some steep slopes on the borders of the lot, which will be excluded from any density calculation. Any construction of a single-family home will be in compliance with the National Historic Act of 1966." Counsel Shumejda stated the Board of Trustees is currently reviewing plans for the public parkland.

Mr. Tedesco questioned who is involved in the planning for the parkland. Counsel Shumejda stated the Village hired consultants to review it and they presented plans to the Board of Trustees. Those plans are being revised and will be resubmitted to the Board of Trustees. There will be public discussion before any plan is approved.

The Board noted a letter had been submitted by a neighbor, Maria Riley, 36 Hamilton Place, about purchasing a sliver of the land next to her house. Counsel Shumejda stated since the area is a public park, the Village Board of Trustees cannot sell it. The only way that could be done is by an act of the State Legislature. The Board of Trustees can review a revocable license.

Chairman Friedlander questioned whether anyone wished to address the Board on this matter.

Mrs. Maria Riley, 36 Hamilton Place, stated the 10 ft. strip she wrote about is a few inches from her property and she was concerned that people going to the park would be a few inches from her property. Counsel Shumejda stated access to the park has not yet been determined. He stated he did not think it would be at that location, but that is a matter for determination by the Board of Trustees. Mrs. Riley stated in the past there was a fence and a wall. When the Village purchased the property that was demolished and everyone walks through there. "I don't have any privacy." Counsel Shumejda stated that matter can be resolved, but it is not part of this application."

Chairman Friedlander stated the Planning Board should review the park plans, particularly in terms of trees, access, and traffic issues.

No one further appeared to address the Board.

Mr. Tedesco moved, seconded by Mr. Demers, and unanimously carried, that the hearing be closed.

Mr. Tedesco moved, seconded by Mr. Demers, and unanimously carried, that the Planning Board determines there will be no significant adverse environmental impacts as a result of the subdivision.

Mr. Tedesco moved, seconded by Mr. Demers, and unanimously carried, that the Planning Board approves the subdivision of property owned by the Village of Tarrytown on the north side of Neperan Road into two lots (2.166 acres and .366 acres) subject to approval of the subdivision plan by the Building Inspector and review of the parkland proposals by the Planning Board for comments and recommendations that the Planning Board will make to the Board of Trustees.

AMENDED PLANS – NEW CINGULAR WIRELESS SERVICES, INC. – 1 RIVER PLAZA

Mr. Tedesco stated the Board previously approved this application but two issues had to be resolved. Cingular was able to relocate the electronics equipment cabinets to the northeast corner of the existing rooftop as requested by the Planning Board and the proposed signage for Cingular's facility has also been revised to reflect the language suggested by the Village's consultant.

Mr. Tedesco moved, seconded by Mr. Demers, and unanimously carried, that the Planning Board approves the chairman signing of the final amended site plan for New Cingular Wireless Services, Inc.'s facility at 1 River Plaza.

AMERADA HESS CORPORATION – ROUTE 9 – PUT ON PLANNING BOARD'S
NEXT AGENDA

The Board requested that Amerada Hess Corporation representatives be asked to attend the Planning Board's November 28th meeting to review ingress and egress to the station on Route 9 in light of traffic accidents that have been occurring in that area.

MEETING ADJOURNED – 10:05 p.m.

Kathleen D'Eufemia, Secretary