

**PLANNING BOARD MEETING
JUNE 21, 2021
7:30PM**

1. PLEDGE OF ALLEGIANCE
2. ROLL CALL
3. APPROVAL OF MINUTES MAY 17, 2021
4. 38 COMMERCE DRIVE LLC
108-1-12
SITE PLAN

**THE NEXT PLANNING BOARD MEETING IS SCHEDULED FOR
MONDAY JULY 19, 2021, AT 7:30PM
SUBMISSION DEADLINE FOR THE PLANNING BOARD MEETING IS
MONDAY JULY 6, 2021.**

VILLAGE OF HARRIMAN PLANNING BOARD MEETING
Regular Meeting
June 21, 2021

PLEDGE OF ALLEGIANCE

Chairwoman Escallier opened the Village of Harriman Regular Meeting of June 21, 2021, at 7:30pm.

ROLL CALL:

Present: *Chairwoman Irma Escallier, Board Members Juan Quinones, Ron Klare, Jim Kelly, Neil Murphy, John Russo, Engineer, Erik Johnson, Building Inspector and Barbara Singer, Recording Secretary.*

Absent: *Kevin Dowd, Attorney.*

Chairwoman Escallier: We have our Deputy Mayor from the Village Board in our audience also.

MOTION was made by Member Quinones to accept the Planning Board minutes of May 17, 2021.

SECOND was made by Member Klare.

AYE Member Klare

NAY: -0-

Chairwoman Escallier

Member Kelly

Member Quinones

Member Murphy

38 COMMERCE DRIVE LLC

108-1-12

SITE PLAN

Present: *Larry Torro, Engineer*

Mr. Torro: This is 40,000 square foot warehouse situated on a little more than 3 acres on Commerce Drive. There were a few minor comments from the Village's engineer, Mr. Russo. One item that was outstanding was the approval from Orange County Sewer District, which we have obtained.

Chairwoman Escallier: I have to commend you with keeping up with the engineer's comments, updating everything that he's asked you to do.

Mr. Russo: I have a question regarding comment #2 under general comments. Do you know if the applicant's consultant will be working with the Village's attorney?

Mr. Torro: I know at one point Mr. Dowd had said that the applicant's attorney had contact with each other. They have made initial contact and know that they have to work together.

Mr. Russo: Ok, because the Mayor was wondering because the Village's attorney wasn't contacted. I wasn't sure if you were working with the Planning Board attorney or the Village's attorney.

Mr. Torro: I turned it over to the applicant's attorney who contacted the Planning Board attorney, Mr. Dowd. I can have the applicant follow up with him also.

Mr. Russo: That will also be a condition to the approval. As Mr. Torro noted, they did receive approval from Orange County Sewer District, that's all of the approvals that they needed from outside agencies. They already received approval from the Army Corp of Engineers for the wetland disturbance. We had some minor comments regarding construction details, one being added and another one corrected and we had some minor comments

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regarding their Storm Water Pollution Prevention Plan. There were some references to wrong tables so that just needs to be cleaned up. Other than that, they have really brought the plans forwards and addressed everything that we've requested. This is still going to be Medex going in there?

Mr. Torro: As far as I know. I have no reason to think otherwise.

Chairwoman Escallier: I have nothing to add or ask. Do any of the Board members have anything that they would like to add or ask?

Member Kelly: I don't have anything to add, he has been very open about everything. I'm very happy.

There were no other comments from the Board members.

Mr. Russo: We will have to see if our attorney has any outstanding comments.

Chairwoman Escallier: Our attorney said that he would provide the corresponding resolution with the conditions and submit it for filing.

MOTION was made by Member Klare to grant final site plan approval with the conditions that the applicant meet all of the comments from the Lanc & Tully review correspondence of June 17, 2021 and any comments that the Planning Board attorney may have.

SECOND was made by Member Kelly.

AYE Member Klare
Chairwoman Escallier
Member Kelly
Member Quinones
Member Murphy

NAY: -0-

Chairwoman Escallier: Is there any old business anyone wants to address?

All Board members having nothing to add.

MOTION was made by Chairwoman Escallier to close the Planning Board meeting of June 21, 2021, at 7:40pm.

SECOND was made by Member Klare.

AYE Member Klare
Chairwoman Escallier
Member Kelly
Member Quinones
Member Murphy

NAY: -0-

Respectfully Submitted: _____
Barbara Singer, Recording Secretary