

September 3, 2019

A regular meeting of the **Planning Board** of the Village of Old Westbury was held at the Village Hall on the above date at 7:15 p.m.

Present:	Andrew Weinberg	-	Chairman
	Eric Kaltman	-	Member
	Michelle Cervoni	-	Member
	Ruth Cooper	-	Member
	Michael Sahn	-	Village Attorney
	Brian S. Ridgway	-	Village Administrator
	Michael Malatino	-	Superintendent of Buildings
	Gina Furci	-	Assistant to the Building Department
Absent:	Edward Kalikow	-	Member
	Paige Charles	-	Alternate Member
Also Present:	Paul Steven	-	Village Engineer
	Joshua D. Brookstein	-	Attorney, Sahn Ward Coschignano, PPLC

The meeting was called to order by Chairman Weinberg.

On motion by Member Kaltman, seconded by Member Cervoni and carried unanimously, the Board approved the minutes of the regular meeting held August 5, 2019.

The following matters came before the Board:

1. Application of Faith Ministries, Inc. (Rock Community Church) – application related to the construction of a drainage system at 174 Post Road. Present were Marty Surillo, Elisha Surillo and Gerry Rosen, P.E., P.W. who updated the Board that 15 of the proposed 17 dry wells have been installed and that by November the installation should be completed. The Chairman requested that the applicant appear again at the October meeting to update the Board and to have the storm control measures inspected. On motion of Member Kaltman, seconded by Member Cervoni and carried unanimously, the Board will continue the application.

#### **RESOLUTIONS:**

1. Application of the Kokura Residence – request to construct a new two-story, single family, wood-frame house with an attached two-car garage and swimming pool. Property located at 4 The Pines. On the motion of Member Kaltman, seconded by Member Cervoni and carried unanimously, the Board approved the Resolution.
2. Application of Liberty Miracles Limited – request to construct an open gazebo, children’s playground and a guest parking area. Property located at 60 Wheatley Road. On the motion of Member Kaltman, seconded by Member Cervoni and carried unanimously, the Board approved the Resolution.

3. Application of the Cestaro Residence – request to construct a new two-story, single family dwelling with an attached porte-cochere, pool and spa and two sets of entry piers and gate. Property is currently a vacant two-acre lot. Property located at 7 Guys Lane. On motion of Member Kaltman, seconded by Member Cervoni and carried unanimously, the Board approved the Resolution.
4. Application of the Kermalli Residence, 183 Old Westbury Road – request to construct a new two-story frame house, attached three-car garage, swimming pool, entry piers and gate. Property is currently a vacant three-acre lot. Property located at 183 Old Westbury Road. On motion of Member Kaltman, seconded by Member Cervoni and carried unanimously, the Board approved the Resolution.
5. Declaring the Application of Highborne Equities, LLC and Stewart Senter, to transfer ownership of 3.975 acres of land from filed map Lot 1 to filed map Lot 16 and .353 acres of land from filed map 1 to the Hidden Pond at Old Westbury Homeowners Association, Inc. for the real property located in Old Westbury, New York known as Section 17, Block 19, Lots 1E, 1D, 16A and 17A on the Nassau County Land and Tax Map to be Type II action under SEQRA. On motion of Member Kaltman, seconded by Member Cervoni and carried unanimously, the Board approved the Resolution.

**NOTE:** Completed Resolutions for the following applications were deferred to the October 7, 2019 Planning Board meeting:

- Hastings Reality Group, LLC – 10 Hastings Road
- Hidden Pond Subdivision – HOA private R.O.W.
- ROLU, LLC subdivision

On motion by Member Kalikow, seconded by Member Kaltman and carried unanimously, the meeting was closed at 10:00PM.

For a complete record of the Regular Meeting, see the minutes of the stenographer.

Brian S. Ridgway  
Village Administrator