

**Village of Cold Spring
Planning Board
85 Main Street, Cold Spring, New York 10516**

**Meeting
1-11-18**

The Village of Cold Spring Planning Board held a public meeting on January 11, 2018 at 7 pm at the Village Hall, 85 Main Street, Cold Spring, NY 10516.

Attending were: Chair Matt Francisco and board members: David Marion, Judith Rose, Sue Meyers, Lara Shihab-Eldin. Stephanie Hawkins was absent.

MINUTES

J. Rose made a motion to accept the minutes of the 12-7-17 planning board meeting. D. Marion seconded and the motion passed unanimously with Sue Meyers and Lara Shihab-Eldin abstaining.

144 Main Street

Joe Loguirato is in negotiations to purchase the property at 144 Main St. (the current home of the PCNR). Loguirato plans a change-of-use from its current as an office to an art gallery (retail space) on the ground floor and a residential apartment on the second floor. Pending successful completion of negotiations he plans to close and move in to the property by the end of the year.

Chair Francisco outlined the actions that will be required by Loguirato. These included completion of:

- An application with Owner's Affidavit
- Plans of the ground floor to determine the number of parking waivers that will be required
- Type 1 SEQR Application
- Public Hearing

Board members explained they did not see any obstacles to Loguriato's plans, but noted that while the CSPB makes recommendations to the Village Board on parking waivers, it is the Village Board that makes the ultimate decision.

BOARD BUSINESS

Board members reviewed the application for 35 Market Street. During the discussion it was noted that:

- Village attorney John Furst has indicated that a public hearing is not necessary.
- Applicant will be required to submit an updated site plan.
- SEQR review will be required (with the HDRB as lead agency)
- CSPB has submitted questions to the HDRB consultant

Board members agreed that going forward, electronic submission of application drawings will be required, in addition to hard copies.

ADJOURNMENT

J. Rose made a motion to adjourn. D. Marion seconded and the meeting adjourned at 8:15pm.

Submitted by M. Mell

Matthew Francisco

1/25/2018

Matt Francisco, Chair

Date