

5-24-2022

A meeting of the Site Plan Review Board of the Incorporated Village of Freeport was held on Tuesday May 24, 2022 at 6:00 P.M. in the Municipal Building, 46 North Ocean Avenue, Freeport, New York, with the following present:

Michael Hershberg	Chairperson	
Edgar Campbell	Deputy Chairperson	
Carole Ryan	Member	
Ladonna Taylor	Member	Excused
Deborah Welch	Member	Excused
Heather Dawson	Member	Excused
Annemarie diSalvo	Member	
Annelga Weaver	Alternate Member	Excused

Robert McLaughlin and Lisa DeBourg, Deputy Village Clerk also attended the meeting.

At 6:52 P.M. Chairperson Michael Hershberg called the meeting to order for which a full stenographic record was taken.

Motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried to enter into Executive Session to confer with Counsel.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

At 7:42 P.M. motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried to reconvene in Legislative Session.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

Chairperson Michael Hershberg led in the Pledge of Allegiance.

There were approximately thirty-six people in the audience.

**SP-3553 – 377 Wallace Street, Section 55/Block 401/Lot 265. Residence AA. Kerwin Daring.**

Construct a new 29 sq. ft. first story addition, a new 761 sq. ft. rear second story addition and new 16 sq. ft. roof over porch. Omar Brown, the architect was present for this application. He proposed vinyl blue siding, sample sheet of stone, graphite Rona stone in a brown tone, and white windows. There was discussion as to why the front door was not visible from the street; it was positioned on an angle. The Board suggested that the front door should be the focal point of the front elevation. Mr. Brown indicated that he will redesign the front entrance and cantilever the second floor.

Motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried that the application adjourned pending submission of revised plans.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3554 – 52 Grant Street, Section 62/Block 100/Lot 678. Residence A. Denise Espada.** Construct a new 91 sq. ft. first rear addition. Jack Sedorowitz, architect was present for this application. He indicated that the work was already completed with finishes to match the existing, white siding, and roofing in a dark grey.

Motion was made by Carole Ryan, seconded by Annemarie diSalvo and unanimously carried that the application be reserved and closed to further evidence and testimony.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3555 – 110 Cornelius Street, Section 62/Block 90/Lot 4. Residence A. Jay Holin.** Expand front porch from 55 sq. ft. to 108 sq. ft. Russell Jordan, architect and owner Jay Holin were present for this application. Mr. Jordan proposed finishes on the deck to match the existing deck. The post will be cased in white Azek and white pvc lattice below the porch.

Motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried that the application be reserved and closed to further evidence and testimony.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3556 – 70 Madison Avenue, Section 54/Block 088/Lot 137. Residence A. Clarissa Espinal.** Widen driveway to 20 ft. x 19.5 ft. Clarissa Espinal, the owner, was present for this application. She pointed out that the driveway work was already completed and that she wasn't aware that a permit was required until after the fact. She said that she also added a walkway in front of the steps. The Board indicated that there was a lot of pavement; more pavement than grass.

Motion was made by Carole Ryan, seconded by Annemarie diSalvo and unanimously carried that the application be reserved and closed to further evidence and testimony.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

## **Public Hearing**

At 8:25 P.M. Chairperson Michael Hershberg called the public hearing to order and led in the pledge of allegiance for which a full stenographic record was taken.

The Clerk presented one affidavit of posting and one affidavit of publication to be entered into the record as exhibits by the stenographer.

There were thirty two people in the audience.

**SP-3547 – 37 Buchanan Street, Section 54/Block334/Lots 22-24. Residence A. Margaret Gorry.** Construct a new 2,400 sq. ft. 3-story single-family dwelling.

The Clerk presented an affidavit of mailing to be entered into the record as an exhibit for this application by the stenographer.

Motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried that the application be adjourned pending submission of revised plans.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3535 – 280 Branch Avenue, Section 62/Block 187/Lots 646-650. Residence A, Eran Sarfty.** Construct 2,067 sq. ft. 3-story dwelling with 410 sq. ft. deck.

The Clerk presented an affidavit of mailing to be entered into the record as an exhibit for this application by the stenographer.

Motion was made by Carole Ryan, seconded by Annemarie diSalvo and unanimously carried that the application be reserved and closed to further evidence and testimony.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3541 – 212 S. Ocean Avenue, Section 62/Block 116/Lot 1. Residence AA, Deeper Life Fellowship.** Construct a new 1-story sanctuary with breezeway.

The Clerk presented an affidavit of mailing to be entered into the record as an exhibit for this application by the stenographer.

Motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried that the application be reserved and closed to further evidence and testimony.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3545 – 165 Church Street, Section 62/Block54/Lot 33. Residence A. Palvinder Kaur.** Construct a new 3,097 sq. ft. 2-story single-family dwelling with unfinished basement and a 426 sq. ft. detached garage.

The Clerk presented an affidavit of mailing to be entered into the record as an exhibit for this application by the stenographer.

Motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried that the application be reserved and closed to further evidence and testimony.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3549 – 891 S. Long Beach Avenue, Section 62/Block186/Lots 428-429. Residence A. Yvonne Murphy.** Construct a new 1,944 sq. ft. single-family dwelling.

The Clerk presented an affidavit of mailing to be entered into the record as an exhibit for this application by the stenographer.

Motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried that the application be reserved and closed to further evidence and testimony.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3550 – 181 Carman Street, Section 62/Block170/Lot 23. Residence A. Hudson Olivia Development Ltd.** Construct a new 3-story 2,580 sq. ft. single-family dwelling with 1<sup>st</sup> floor for parking and storage and 219 sq. ft. front porch.

The Clerk presented an affidavit of mailing to be entered into the record as an exhibit for this application by the stenographer.

Motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried that the application be reserved and closed to further evidence and testimony.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3551 – 185 Carman Street, Section 62/Block170/Lot 22. Residence A. Hudson Olivia Development Ltd.** Construct a new 3-story 2,580 sq. ft. single-family dwelling with 1<sup>st</sup> floor for parking and storage and 76 sq. ft. front porch.

The Clerk presented an affidavit of mailing to be entered into the record as an exhibit for this application by the stenographer.

Motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried that the application be reserved and closed to further evidence and testimony.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3552 – 115-117 S. Main Street, Section 62/Block198/Lots 317 & 322. Business B. Ederi Hananya.** Construct a new 1-story 925 sq. ft. rear addition.

The Clerk presented an affidavit of mailing to be entered into the record as an exhibit for this application by the stenographer.

Motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried that the application be reserved and closed to further evidence and testimony.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

Motion was made by Edgar Campbell, seconded by Annemarie diSalvo and unanimously carried, that the minutes of May 10, 2022 be approved as submitted.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

At 11:14 P.M., it was moved by Carole Ryan, seconded by Annemarie diSalvo and unanimously carried, that the meeting be closed.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Annemarie diSalvo	In Favor
Michael Hershberg	In Favor

  
Lisa M. DeBourg  
Deputy Village Clerk