

07-11-2023

A meeting of the Site Plan Review Board of the Incorporated Village of Freeport was held on Tuesday July 11, 2023 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	
Heather Dawson	Member	Excused
Annemarie diSalvo	Member	
Joy Fernandez	Alternate Member	Absent

Robert McLaughlin, Counsel to the Board, and Scott Braun, Building Department representative also attended the meeting.

At 6:17 P.M. Chairperson Michael Hershberg called the meeting to order.

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

The Clerk polled the Board as follows:

Edgar Campbell	Not present
Carole Ryan	In Favor
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

At 7:30 P.M. motion was made by Deborah Welch, seconded by Carole Ryan and unanimously carried to reconvene in Legislative Session.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

Chairperson Michael Hershberg led in the Pledge of Allegiance.

There were approximately 8 people in the audience.

**SP-3647 – 149 N. Bayview Avenue Section 54/Block 462/Lot 32. Residence AA. Nelson Perez.**  
Construct a new 312 sq. ft. rear addition, 144 sq. ft. gazebo & maintain 322.56 sq. ft. shed. Salime Abraham was present for this application. He proposed white vinyl siding, white Azek trim, charcoal color architectural roofing to match the existing and railings in white PVC.

Motion was made by Carole Ryan, seconded by Deborah Welch 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
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3648 – 397 Pine Street, Section 54/Block 87/Lot 12. Residence A. Lynette Moses.** Construct a new 12' x 18' sq. ft. prefabricated wooden shed. Paul Moses was present for this application. The proposed shed will be blue with white trim with charcoal color roofing. The shed will be located in the rear of the property.

Motion was made by Deborah Welch, seconded by Carole Ryan 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
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3649 – 245 Grand Avenue, Section 55/Block 241/Lot 30. Residence A. Edguin R Lainez.** Maintain extended and widened driveway 2,276 sq. ft. Edguin R Lainez and his son were present for this application. Due to a language barrier, Village Counsel advised that the application be adjourned and an interpreter be procured for the next time this application is scheduled.

Motion was made by Carole Ryan, seconded by Edgar Campbell and unanimously carried that the application be adjourned pending an interpreter at the next scheduled meeting.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3650 – 515 Southside Avenue, Section 54/Block 524/Lot 21. Residence A. Crossroads Axis Realty, LLC.** Replacement of windows, new door and interior alterations. Brulio Sigua presented this application. Mr. Sigua proposed relocation of the windows and doors. The door would be a white single panel door with glass. The windows are white casement with J channel trim.

Motion was made by Deborah Welch, seconded by Annmarie 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
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3651 – 25 Johnson Place, Section 54/Block 320/Lot 133. Residence A. Ubaldo Rodriguez.**

Erect 2<sup>nd</sup> floor addition, install new deck, and remove and add new windows. Marcelo Kohan, the architect presented this application. He proposed new siding on the entire home in a midnight blue, Pacific blue or Granite grey with charcoal grey roofing. Azek trim will be added to the egress window. Gutters and Ledders will be white aluminum. Decking will be composite material in Beach Dune color.

Motion was made by Carole Ryan, seconded by Deborah Welch 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
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

At 8:03 P.M. motion was made by Carole Ryan, seconded by Annmarie diSalvo and unanimously carried to enter into Executive Session.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

At 7:21 P.M. motion was made by Deborah Welch, seconded by Edgar Campbell and unanimously carried to enter into Legislative Session.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

## DECISIONS

**SP-3647 – 149 N. Bayview Avenue Section 54/Block 462/Lot 32. Residence AA. Nelson Perez.** Construct a new 312 sq. ft. rear addition, 144 sq. ft. gazebo & maintain 322.56 sq. ft. shed.

Motion was made by Edgar Campbell, seconded by Carole Ryan and unanimously carried that the application be approved as submitted subject to the conditions as stated in the approval (complying with the code: Affidavit of Compliance, etc).

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3648 – 397 Pine Street. Section 54/Block 87/Lot 12. Residence A. Lynette Moses.** Construct a new 12' x 18' sq. ft. prefabricated wooden shed.

Motion was made by Deborah Welch, seconded by Carole Ryan and unanimously carried that the application be approved as submitted subject to the conditions as stated in the approval (complying with the code: Affidavit of Compliance, etc).

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3650 – 515 Southside Avenue, Section 54/Block 524/Lot 21. Residence A. Crossroads Axis Realty, LIC.** Replacement of windows, new door and interior alterations.

Motion was made by Carole Ryan, seconded by Annmarie diSalvo and unanimously carried that the application be approved as submitted subject to the conditions as stated in the approval (complying with the code: Affidavit of Compliance, etc).

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

**SP-3651 – 25 Johnson Place, Section 54/Block 320/Lot 133. Residence A. Ubaldo Rodriguez.**  
Erect 2<sup>nd</sup> floor addition, install new deck, and remove and add new windows.

Motion was made by Annmarie diSalvo, seconded by Deborah Welch and unanimously carried that the application be approved as submitted subject to the conditions as stated in the approval (complying with the code: Affidavit of Compliance, etc).

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

Motion was made by Deborah Welch, seconded by Carole Ryan and unanimously carried that the minutes from the June 27, 2023 meeting be approved.

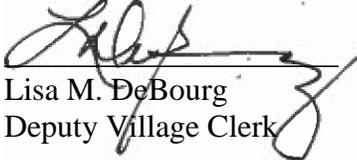
The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

At 8:25 P.M., it was moved by Deborah Welch, seconded by Annmarie diSalvo and unanimously carried, that the meeting be closed.

The Clerk polled the Board as follows:

Edgar Campbell	In Favor
Carole Ryan	In Favor
Deborah Welch	In Favor
Annmarie diSalvo	In Favor
Michael Hershberg	In Favor

  
Lisa M. DeBourg  
Deputy Village Clerk