

**VILLAGE OF MONROE PLANNING BOARD
WORKSHOP MEETING
JANUARY 17, 2018
MINUTES**

PRESENT: Chairman Parise, Members Cocks, DeAngelis, Engineer O'Rourke, Attorney Reineke, Building Inspector Cocks

ABSENT: Member Karlich

Chairman Parise opened the meeting at 7:00 p.m. with the Pledge of Allegiance to the flag. An announcement was made regarding the location of fire exits.

1. Monroe Ambulance – Amended Site Plan – (220-3-1.2)

Present: Robert Minicucci, PE; Rich Lenihan, Captain, Monroe Ambulance

Chairman Parise presented a photo of the site and asked the applicant to show exactly where the sign would be positioned. Engineer Minicucci provided a print out of the exact location, to be situated in front of the split rail fence, in between two pine trees, at the end of the parking lot near the point.

Eleanor Cordisco, 109 Ramapo St., asked how the sign would be lit and voiced concern about being a distraction to drivers at night.

Engineer Minicucci explained that the sign would be lit by LED lights and with this type of system the intensity of the light can be controlled. In addition, the direction the sign would be facing it will not be seen by the homes on Ramapo Street. The sign will be situated only toward Route 17M. It is going to be a one sided sign, specifically to not disturb the residential neighbors. Member DeAngelis commented that there seemed to be plenty of signage on the building, and asked what the need for this sign was. Mr. Lenihan stated that the sign would be to help the community. The Ambulance Corps provides many community services, such as blood drives, CPR training, Opioid training and recruiting for new members. The Ambulance Corps has been finding it difficult to get the word out to the community about the programs and felt the sign would be helpful in informing the community of the programs. Chairman Parise noted that on one of the pages the customer information is listed as Lakeside Fire. Mr. Lenihan explained that they are working with the Fire Department and bought 5 signs in a package deal. The main contact is Lakeside Fire. Engineer O'Rourke noted that 12b, 13a and 15 on the EAF need to be marked yes according to DEC. In addition, the Village zoning code does not allow flashing on signs unless there is a 60 second delay before the information can change. A note would have to be added to the plan regarding the 60 second delay. Attorney Reineke confirmed that the plans should be referred to Orange County Planning for 239 review.

2. **Luke & Friends Day Care – Conditional Use Renewal – (201-1-9.3)**

Present: No Appearance

Chairman Parise noted that the conditional use permit is scheduled for renewal. Building Inspector Cocks stated a temporary CO has been given, as the inside work is complete, but the outside work is not complete and cannot be inspected due to the snow cover. The board agreed to give a 6 month extension to allow for review of the site movement, issues with neighbors, paving of the rear parking lot, and final site work inspection in compliance with the final approved amended site plan, last revised 9/28/17 and approved on 12/18/17.

ADJOURNMENT

On a motion made by Member Cocks and seconded by Member DeAngelis it was unanimously **Resolved that there being no further business, the Meeting be adjourned.** The meeting was adjourned at 7:40 p.m.