

**TOWN OF SOUTHEAST
1360 Route 22,
Brewster, New York 10509
Thursday, August 1, 2019
WORK SESSION/REGULAR MEETING 7:00 P.M.**

Pledge of Allegiance

Notation of Exits

Turn Off/Put on Vibrate – All Electronic Devices

Work Session:

1. Discussion – Dedication of Fortune Ridge Road to the Town

Regular Meeting:

1. Resolution – Non Disturbance Agreement – 60 Lakeview Drive
2. Resolution – Durkin Water Company/Drew Realty, LLC, 120 Fields Land – ARB Recommendation
3. Resolution – Southeast Dunkin – Battista, 1617 Route 22 – ARB Recommendation

Recognition of Public/Public Comment

Recognition of Town Board/Town Board Comment

R#1

TOWN BOARD
TOWN OF SOUTHEAST, NEW YORK

60 LAKEVIEW DRIVE
NON-DISTURBANCE AGREEMENT

RESOLUTION NO. _____ / 2019

DATE: August 1, 2019

INTRODUCED BY: _____

SECONDED BY: _____

WHEREAS, the Town of Southeast has been contacted by the owner and contract vendee of certain premises located at 60 Lakeview Drive (Tax Map No. 45.68-1-19); and

WHEREAS, it appears that portions of the driveway associated with the Premises and a small shed type structure have been constructed which are currently located upon a mapped but unimproved road (the "Paper Road") running along the westerly side of the Premises; and

WHEREAS, the Town has no current intention to open and/or improve the Paper Road.

NOW, THEREFORE, BE IT

RESOLVED, that the Supervisor is hereby authorized to execute and deliver to the owner and/or the contract vendee of the premises located at 60 Lakeview Drive an agreement which provides, *inter alia*, that the driveway serving the Premises and the shed, which are currently located on portions of a Paper Road, may remain undisturbed, so long as such driveway or structure is not expanded, modified or enlarged, except for standard and regular maintenance; and be it further

RESOLVED, that the Town Clerk shall forward a copy of this resolution to the Building Inspector and Assessor forthwith.

UPON A ROLL CALL VOTE:

- Councilman Alvarez _____
- Councilwoman Eckardt _____
- Councilman Larca _____
- Councilman Lord _____
- Supervisor Hay _____

VOTE: carried by a vote of _____ in favor; _____ against; _____ abstained.

TOWN CLERK'S CERTIFICATION

STATE OF NEW YORK)
 : ss.:
COUNTY OF PUTNAM)

I, MICHELE STANCATI, Town Clerk of the Town of Southeast, do hereby certify that the above is a true and exact copy of a Resolution adopted by the Town Board of the Town of Southeast at a meeting of said board held the 1st day of August, 2019.

MICHELE STANCATI
Town Clerk

R#2

**TOWN BOARD
TOWN OF SOUTHEAST**

**DURKIN WATER COMPANY / DREW REALTY, LLC
120 Fields Lane
ARCHITECTURAL REVIEW BOARD**

RESOLUTION NO. _____ / 2019

Date: August 1, 2019

INTRODUCED BY: _____

SECONDED BY: _____

WHEREAS, the Town Board is in receipt of a Report of the Architectural Review Board (“ARB”) of the Town Southeast dated July 25, 2019 in connection with the application of DURKIN WATER COMPANY / DREW REALTY, LLC, which seeks to amend its site plan to accommodate an additional general business use, reconfigure parking, add additional outdoor storage, modify wetland plantings and construct a 4000 square foot barn on premises located at 120 Fields Lane, Tax Map Nos. 78.-2-5 and 78.-2-6, in the Town of Southeast, Putnam County, New York; and

WHEREAS, the Report concludes that the ARB positively recommends the project to the Town Board; and

WHEREAS, the Town Board finds that there is no reason to upset the findings and recommendation of the Architectural Review Board in connection with the instant application,

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board hereby accepts and approves the Report of the Architectural Review Board dated July 25, 2019 in connection with the application of DURKIN WATER COMPANY / DREW REALTY, LLC, which seeks to amend its site plan to accommodate an additional general business use, reconfigure parking, add additional outdoor storage, modify wetland plantings and construct a 4000 square foot barn on premises located at 120 Fields Lane, Tax Map Nos. 78.-2-5 and 78.-2-6, in the Town of Southeast, Putnam County, New York, and that such Report shall be incorporated in any final Site Plan subsequently reviewed and approved for this project by the Planning Board.

UPON ROLL CALL VOTE:

Councilman Alvarez _____
Councilwoman Eckardt _____
Councilman Larca _____
Councilman Lord _____
Supervisor Hay _____

VOTE: carried / defeated by a vote of _____ in favor, _____ against; _____ abstained.

R#3

**TOWN BOARD
TOWN OF SOUTHEAST**

**SOUTHEAST DUNKIN – BATISTA
1617 ROUTE 22
ARCHITECTURAL REVIEW BOARD**

RESOLUTION NO. _____ / 2019

Date: August 1, 2019

INTRODUCED BY: _____

SECONDED BY: _____

WHEREAS, the Town Board is in receipt of a Report of the Architectural Review Board (“ARB”) of the Town Southeast dated July 3, 2019 in connection with the application of BATISTA – SOUTHEAST DUNKIN, which seeks to develop a free standing coffee, doughnut, sandwich retail shop on the site of a former gas / service station located at 1617 Route 22, Tax Map No. 46.-1-21, in the Town of Southeast, Putnam County, New York; and

WHEREAS, the Report concludes that the ARB positively recommends the project to the Town Board on certain conditions; and

WHEREAS, the Town Board finds that there is no reason to upset the findings and recommendation of the Architectural Review Board in connection with the instant application,

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board hereby accepts and approves the Report of the Architectural Review Board dated July 3, 2019 in connection with the application of BATISTA – SOUTHEAST DUNKIN, which seeks to develop a free standing coffee, doughnut, sandwich retail shop on the site of a former gas / service station located at 1617 Route 22, Tax Map No. 46.-1-21 in the Town of Southeast, Putnam County, New York, subject to the conditions set forth therein, a copy of which is annexed hereto and made part hereof, and that such Report shall be incorporated in any final Site Plan subsequently reviewed and approved for this project by the Planning Board.

UPON ROLL CALL VOTE:

Councilman Alvarez	_____
Councilwoman Eckardt	_____
Councilman Larca	_____
Councilman Lord	_____
Supervisor Hay	_____

VOTE: carried / defeated by a vote of _____ in favor, _____ against; _____ abstained.

TOWN CLERK'S CERTIFICATION

STATE OF NEW YORK)
) SS.:
COUNTY OF PUTNAM)

I, MICHELE STANCATI, Town Clerk of the Town of Southeast, do hereby certify that the above is a true and exact copy of the Resolution adopted by the Town Board of the Town of Southeast at a meeting of said board held on the 1st day of August, 2019.

Michele Stancati, Town Clerk