

**VILLAGE OF CHATHAM  
PLANNING BOARD MEETING  
May 18<sup>th</sup>, 2015  
Approved Minutes**

**Board Present:**

Chairman Dan Herrick - Absentia  
Leo Ponter  
Ernest Reis  
Harry Pisila  
Stephen Piazza

**Public Present:**

Elizabeth Acciani  
Stephen Acciani  
Michelle Richter  
Sharon Frering  
Richard Fiero  
Barbara Fiero  
Ann Marie Davis  
Gary Davis

**Call to order:** The Village of Chatham Planning Board Public Hearing of May 18<sup>th</sup>, 2015 was called to order at 7:30 PM by Vice Chairman Leo Ponter in the Tracy Memorial Village Hall.

1.) **Application; 12 Main St., G. Scott Palladino**, Applicant; site plan review for change of use from retail to office. Scott Palladino, the Applicant states it is going to be a real estate office. Mr. Pisila asks if there is any parking available. Mr. Palladino states there are 3 spaces in the back of the building.

Vice Chairman Ponter asks if there are any other questions or comments from the Board – no response.

Vice Chairman Ponter asks if there are any other questions or comments from the Public – no response.

Motion to Approve Application; 12 Main St., G. Scott Palladino, Applicant; site plan review for change of use from retail to office, made by Mr. Piazza, seconded by Mr. Pisila.

Mr. Reis - Aye

Mr. Ponter - Aye

Mr. Piazza - Aye

Mr. Pisila – Aye

2.) **Application; 25 Main St., Elizabeth Acciani**, Applicant; site plan review to install a new handrail. Elizabeth Acciani, the Applicant states the steps were recently replaced and they want to put a handrail on them. Stephen Acciani, the Applicant adds they also wanted to paint the trim. Mr. Piazza states the bottom step sticks out much further than any others and the hand rail is vital so that the step is more noticeable.

Vice Chairman Leo Ponter states to start with the paint. Mr. Acciani states they are just painting the frame and presents the Board with the colored paint chips.

Motion to approve the paint color for the trim for Application; 25 Main St., Elizabeth Acciani, Applicant made by Mr. Reis, seconded by Mr. Pisila.

Mr. Reis - Aye

Mr. Ponter - Aye

Mr. Piazza – Aye

Mr. Pisila - Aye

Vice Chairman Ponter states the Board will now discuss the handrail. Mr. Acciani states the main reason for the hand rail is because Sally Block, the tenant is having trouble going up stairs and they intend to copy others, such as the bookstore's handrail. Mr. Pisila states the handrail just needs to be within code. Mr. Piazza states the pipe handrails seem to be preferred and are cheaper, Mr. Acciani agrees. Vice Chairman Ponter adds the condition on Walt, the Building Inspector's approval.

Motion to approve the handrail with Vice Chairman Ponter's condition for Application; 25 Main St., Elizabeth Acciani, Applicant made by Mr. Pisila, seconded by Mr. Reis.

Mr. Reis - Aye

Mr. Ponter - Aye

Mr. Piazza – Aye

Mr. Pisila - Aye

### **Other Business:**

Recommendation to the ZBA for Application; 5 Church St., Josh Akin, Applicant; site plan for an area variance for an 8' side yard fence. The Board reads the code for a fence is for 4' for front yard and 6' for side and back yard. The Board recommends a 6' fence and no variance would be needed. Mr. Piazza states he agrees with the 8' fence since it is up against a business.

Motion to table the recommendation for Application; 5 Church St., Josh Akin, Applicant; site plan for an area variance for an 8' side yard fence till June to conduct a site visit, find out the material of the fence and reason for height made by Mr. Pisila, seconded by Mr. Reis.

Mr. Reis - Aye

Mr. Ponter - Aye

Mr. Piazza – Aye

Mr. Pisila - Aye

The minutes of the April 20<sup>th</sup> is tabled till June.

The meeting of May 18<sup>th</sup>, 2015 is adjourned at 8:22pm.

Respectfully submitted,

Erin Reis-Costa, Secretary