

**Village of South Blooming Grove  
Planning Board  
Regular Meeting  
September 17, 2020  
7:01 P.M.**

**The September Planning Board Meeting was held REMOTELY BY ZOOM and BROADCAST LIVE ON FACEBOOK in accordance with Executive order 202.1**

**Call to order:**

- Chairperson Douglas called to order the Planning Board Regular Meeting at 7:01 p.m. on September 17, 2020, broadcast via Zoom Meeting on Facebook Live for the South Blooming Grove Village Hall located at 811 State Route 208, within the Village of South Blooming Grove, and having a mailing address of Monroe, New York. Chairperson Douglas opened the Board Meeting with the Pledge of Allegiance.
  - Chairperson Douglas conducted a roll call. The following persons were present
    - John Giovagnoli – Member
    - Eric Vogelsberg – Member
    - Michelle Rivera – Member
    - Raleem Brodhead Moses – Alternate Member
    - Daniel Kraushaar, Esq. – Special Counsel
    - Michael Weeks – Village Engineer
    - David Niemotko – Architect to the Applicant
    - Jay Myrow, Esq. – Attorney to the Applicant
    - Stephanie Tunic, Esq. – Attorney to the Applicant
  - Absent:
    - Manny Aleixo – Member
    - Bonnie Franson – Village Planner

➤ **Correspondence:**

- *Correspondence from Jay Myrow, Esq. via email, received on July 21, 2020 requesting to schedule a balloon test for 815 Route 208 project.*
- *Roof Plan of 815 Route 208 received from Jay Myrow, Esq. on July 21, 2020*

➤ **Business**

**815 Route 208**

- Chairperson Douglas opened the floor to discussion about the 815 Route 208 project.
- Jay Myrow, Esq. explained the request to do a balloon test. Protocol has been submitted and asked for permission from the board. Expressed interest to get the test done as soon as possible.
- Mike Weeks offered the reason for the balloon test was to provide verification of the renderings and that they were consistent with the actual building.
- Member Giovagnoli said he believed the balloon test would provide a better perspective of the building size.
- Member Vogelsberg concurred that the test is warranted. Repeated his concerns about the proposed building height being out of character with the rest of buildings in the area.
- Chairperson Douglas repeated that she believes the proposed building is out of character with the rural character.
- Mr. Myrow explained that the proposed building is within the building code.

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- Mr. Kraushaar offered that the balloon test should be postponed until after the Village Board Re-  
Org meeting.
- Mr. Myrow expressed his opinion that the test should move forward.
- Mr. Kraushaar offered the test could be scheduled without a resolution and offered that the  
planning board clerk coordinate with the professionals, applicant and board members. The  
professionals would be asked to provide a report on the findings.
- Mr. Myrow explained that the applicant would be open to schedule a weekend day so the board  
members would be able to view.
- Member Vogelsberg asked for video documentation in the case that some members are unable to  
attend.
- Mr. Myrow confirmed that the test would be videotaped, and photos would be provided.
- Members of the board expressed that they would be available for a weekend balloon test.

➤ **Public Comments**

- John Salka expressed concern about the building height and congestion at the site. Further stated  
issues with the project's proximity to the South Blooming Grove Fire Department.
- Dawn Salka requested that details regarding the date and time of the balloon test be made  
available to the public. The village website will post all information for the balloon test.
- Ms. Salka further asked for details of the project and was directed to call Village Hall to review  
the application.
- Johanna Kiernan asked in what zone the 815 Route 208 project is located, if the property is in the  
scenic viewshed or scenic overlay. The property is located in the RC1 district within the scenic  
viewshed overlay

➤ **Next Meetine:**

- Next scheduled meeting is October 1 Work Session. Per governor's orders. The October 1  
meeting would be held via Zoom.

➤ **Adjournment:**

- Motion to adjourn the public hearing by Chairperson Douglas at 7:24 p.m., seconded by Member  
Vogelsberg.. *4 Ayes, 0 Nays, 1 Absent.*

Minutes respectfully submitted by:  
Christine Bodeker – Deputy Clerk