

VILLAGE OF COLD SPRING PLANNING BOARD
85 MAIN STRET, COLD SPRING, NEW YORK 10516
Workshop meeting

October 1, 2009

Present: Chairman, Joseph Barbaro **Members:** Karen Doyle, Joseph Immorlica, Arne Saari & Placito Sgro

Meeting opened at 7:30 pm

Go-Go Ops, 30 Bank St.

The applicants, Lynn and Greg Miller, are looking to rent a space at 103 Main St. to sell such items as fruit pops, fair trade organic coffee, coffee beans, tea and hot chocolate and varieties of healthy foods. The Board reviewed the site plans.

J. Barbaro asked what upgrades the applicants would have to do to the building. Ms. Miller answered the electric and plumbing will need to be upgraded.

J. Immorlica informed the applicant that the owner of the building should give the Millers' something in writing that he is allowing them to make changes to the building and are able to act in the owners behalf.

Mr. Miller stated that the Health Department does not require a public restroom for a business that has less than 20 seats.

The Board members discussed whether or not the proposed business is an eating and drinking establishment or a retail business. Based on the fact that the majority of the Board felt the proposed business it is considered a eating and drinking establishment, one parking space for every three seats is required. Customers will be able to exit from the front as well as the back. A lighted exit sign will be needed by the back door.

Ms. Miller stated that food waste will be removed from the site for another use. A trash receptacle will be in place for paper garbage. The Chairman asked for the trash receptacle to be added to the next site plan.

j. Immorlica suggested having a public hearing. **P. Sgro** argued against the public hearing **J. Immorlica** moved to have a public hearing on the issue **A. Saari** seconded the motion. The motion was approved by a vote of 4-1. **P. Sgro** voted against the motion.

K. Doyle suggested having the updated site plan before the public hearing. The Board members discussed the neighbors that must be notified of the public hearing. A public hearing was scheduled for Tuesday, October 13, 2009.

The Board needs the following items:

- A letter from the owner allowing the applicants to represent him regarding the building changes.

- Two changes to the site plan
 - Trash receptacle
 - Back room
- Return request receipts

The Board discussed setting up a workshop meeting for Atlas, 144 Main St. for Wednesday, October 14, 2009 at 8:00 pm.

J. Immorlica moved to adjourn the meeting and **A. Saari** seconded the motion. The meeting was adjourned at 8:45 pm.

Joseph Barbaro, Chairman

Date