

Cold Spring Village Board of Trustees Workshop

September 20, 2011

The Village of Cold Spring Board of Trustees held a workshop meeting on Tuesday, September 20, 2011, that began at 7:30 pm at the Village Hall, 85 Main Street, Cold Spring, NY.

Attending: Mayor Seth Gallagher, Trustees: Bruce Campbell, Charles Hustis, III, and Airinhos Serradas. Trustee J. Ralph Falloon was absent.

After a discussion of the non-conforming uses of the Local Law Section 134-19 C1, it was decided to keep "Vacancy of a building originally designed or arranged or used for the non-conforming use for a continuous period of two (2) years", as written.

The Board also accepted the grammatical editing of Anne Impellizzeri:

134-17 2E should read...if such lot is less than sixty (60') feet wide, then the minimum side yard shall be reduced... A comma was inserted after the word "wide".

134-19 F1 "Any use already, existing shall conform..." delete the comma after "already".

134-19 J add the word "not" between "shall and be" thus reading ...A nonconforming building damaged by fire or other causes to the extent of more than seventy-five percent (75%) of its replacement value shall **not** be repaired or rebuilt except...

Attorney Stephen Gaba will rewrite the laws as noted.

An application for docking at Main Street dock was received from Kathy Mullin for the vessel SeaStreak "New York" for Sunday September 25, 2011 from 12:30 to 4:00 pm. Trustee Serradas made a motion to accept the application, seconded by Trustee Hustis. The motion passed unanimously.

A letter was received by the Board from Village Clerk, Mary Saari, requesting that the Village Offices be closed to the public on Tuesday, September 27, 2011 from 8:30 am to 4:30 pm for the purpose of records management. The Board accepted this request unanimously.

James Hartford of River Architects emailed Mayor Gallagher with a request for the Village's structural engineer to approve the railing design for the Main Street Dock to ensure that it will meet structural requirements. Since Ron Gainer was not available, Mr. Hartford asked Michael Carr what he would charge. Mr. Carr presented two proposals: 1) Specify member sizes, welds and anchoring details – about 15 hours - \$1,875; 2) If the Village needed a signed and sealed structural drawing – about \$5,000 to \$6,000 range.

Trustee Hustis made a motion to accept Option #1 at a cost of \$1,875, seconded by Mayor Gallagher. The vote was unanimously passed.

Trustee Hustis inquired about an escrow account to replace two (2) ballards. Mayor Gallagher explained that the Village owns the lights and therefore there is no need to use this money. This frees up

about \$4,000.

October 4, 2011 is the date set for the East Belvedere residents to attend a Village Board workshop meeting regarding their street. The Village Clerk will send out the letters to the residents tomorrow, September 21, 2011.

An email was received by the Village Clerk, Mary Saari, from Nimrod Zalmanowits requesting permission to shoot a few scenes for an “ultra low budget film”. He would be using the dock and possibly a small scene on Main Street. There will be eight (8) crew members.

A motion was made by Trustee Hustis to permit Nimrod Zalmanowits to shoot his film sometime in October for one day with a crew of eight (8). Trustee Serradas seconded the motion upon receiving proof of insurance. The motion was unanimously approved.

The changes to the Building Inspector fees went into effect at the September 6, 2011 meeting at which time the Board voted, as amended, with a motion from Trustee Hustis, seconded by Trustee Falloon. The vote passed unanimously.

The approval of the bills submitted to the Village is being held over until tomorrow morning, September 21, 2011 at which time Trustee Campbell will have had time to review them. There was a question from Trustee Serradas regarding a bill from the Comp Board dated April 25, 2011. Michael Armstrong stated that this particular bill was misplaced and was never paid. Ted Fink brought it to his attention.

The meeting was adjourned.

Respectfully submitted,

Sandra L. Falloon