

**VILLAGE OF FLORIDA
PLANNING BOARD REGULAR MINUTES
January 24, 2024**

CALL TO ORDER:

Chairman Scott called the meeting to order at 7:30 P.M. with Pledge of Allegiance.

MEMBER'S PRESENT:

Chairman Robert Scott
Howard Cohen
Marvin Kissinger

James Sosler, Absent
Jeanne Us zenski, Excused

PROFESSIONAL'S PRESENT:

Penny Schlagel, Secretary
Sean Hoffman, Eng.
Alyse Terhune, Esq.

MOMENT OF SILENCE IN HONOR OF JR PILLMEIER

MINUTES:

Member Cohen moved for the approval of the December 12, 2023 Regular Meeting Minutes. Seconded by Member Kissinger.

On Roll Call, all voted yes and Chairman Scott declared this set of Minutes adopted.

VILLAGE OF FLORIDA PLANNING BOARD
RESOLUTION ISSUING A NEGATIVE DECLARATION FOR THE APPLICATION OF
LEUNER REALTY FOR A TWO LOT SUBDIVISON

WHEREAS, the Village of Florida Planning Board is considering action on a proposed application by Leuner Realty for a two-lot re-subdivision located at 101 Randall Street, Florida, NY (SBL: 103-1-7.0,6,7.2; and

WHEREAS, the applicant has submitted the following:

1. Application dated November 30, 2022
2. Re-subdivision Plat, dated November 18, 2022, last revised October 16, 2023.
3. A Short Environmental Assessment Form dated November 30, 2022.
4. Correspondence of MJS Engineering & Land Surveying, P.C. dated November 30, 2022, May 23, 2023, July 5, 2023, and October 17, 2023.

WHEREAS, upon review of said materials, and after comparing the thresholds contained in 6 NYCRR 617.4 and 5, the Planning Board declared the action to be an unlisted action, further declared itself to be lead agency and determined to conduct an uncoordinated review pursuant to 6 NYCRR 617.6 (b)(4) by resolution dated December 12, 2023.

NOW THEREFORE BE IT RESOLVED, that upon review of all of the application materials submitted, the comment letters of the Village's professional consultants, the Planning Board hereby finds that the proposed action will not result in an adverse environmental impact.

BE IT FURTHER RESOLVED, that the Planning Board reserves the right to rescind this declaration in the event new information becomes available identifying a potential adverse environmental impact.

Motion by Member Kissinger, seconded by Member Cohen.

On roll call, all voted yes and Chairman Scott declared this Resolution adopted.

PUBLIC HEARING: Leuner Realty
103-1-7.1,6, 7.2

Engineer Brad Cleverly was in attendance on behalf of this application and summarized the application with the board.

No public was present for questions/comments.

Member Cohen moved a motion to close to the public hearing of this application. Seconded by Member Kissinger.

On roll call, all voted yes and Chairman Scott declared this public hearing closed.

APPLICATIONS:

1. Leuner Realty
103-1-7.1, 6, 7.2

Present: Brad Cleverly

Secretary Schlagel confirmed that the referral of the application to Orange County Planning has not yet been received.

Engineer Hoffman advised the board that although 30 days have elapsed since submission of the application to the County on December 21, 2023, the county may still comment until two (2) days before the Board's meeting to take action. The application requires a variance, so the board is unable to take action until the ZBA decision is made on the variance.

Engineer Cleverly confirmed the application is listed for public hearing during the February 13, 2024 ZBA meeting. Presuming a favorable ZBA decision, the earliest the board may act will be at their February meeting scheduled for February 20, 2024.

It was then agreed by members that Attorney Cassidy can prepare the Resolution of Approval for our February 20, 2024 meeting.

NEW/UNFINISHED BUSINESS: None

PUBLIC DISCUSSION:

Since no one from the public entered any discussion, Chairman Scott closed this portion of the meeting.

ADJOURNMENT:

Member Cohen moved for the adjournment of this meeting at 8:46 P.M.
Seconded by Member Kissinger.

On roll call, all voted yes, and Chairman Scott declared this meeting
adjourned.

Penny Schlagel, Secretary