

CHAIRMAN: JAMES PATTERSON

MEMBERS: WILLIAM OLSEN, JESSE GALLO, KERRY BOLAND & THOMAS McKNIGHT

Alternate: Bryan Barber

VILLAGE OF WARWICK  
PLANNING BOARD MEETING  
MARCH 8, 2022

The monthly meeting of the Village of Warwick Planning Board was held on Tuesday, January 11, 2022. Present were: Village Engineer, Dave Getz, Planning Board attorney, Robert Dickover, Jim Patterson, Tom McKnight, Bill Olsen, Kerry Boland, Jesse Gallo and Bryan Barber. Others present were: Robert Krahulik

The meeting was held in the Village Hall.  
The Board recited the Pledge of Allegiance.

A MOTION was made by Bill Olsen, seconded by Jesse Gallo and carried to accept the minutes of the January 11, 2022 meeting. (5 Ayes)

VILLAGE VIEW

EXT. OF 28 LOT SUBDIVISION/  
SITE PLAN APPROVAL

VILLAGE VIEW

---

The Board reviewed a letter submitted by the applicant requesting a 90 day extension for the approval of the 28 lot subdivision/site plan.

A MOTION was made by Kerry Boland, seconded by Jesse Gallo and carried to grant an extension until June 15, 2022.

31 FORESTER AVE.

AMENDED SITE PLAN  
APPROVAL

COQUITO'S RESTAURANT

---

Mr. Krahulik – We have submitted a more accurate site plan showing the outdoor dining area.  
Mr. Getz – There is no construction proposed. The Bulk Table should be corrected, this property is located in the LI zone so the required sideyard is 10' and the applicant has approximately 5ft.

and 53.67ft. is shown. This is a pre-existing, non-conforming side yard but again the applicant is not proposing any construction, so I don't believe a variance is required. The Board discussed and determined that a variance was not required for this pre-existing, non-conforming side yard.

A MOTION was made by Bill Olsen, seconded by Jesse Gallo and carried to declare the Planning Board Lead Agency under the SEQR process. (5 Ayes)

The Board reviewed the Short EAF parts 1 & 2.

A MOTION was made by Jesse Gallo, seconded by Bill Olsen and carried to declare a Negative Declaration under the SEQR process. (5 Ayes).

A MOTION was made by Tom McKnight, seconded by Jesse Gallo and carried to grant site plan approval for outdoor dining conditional upon Mr. Getz's comment regarding the correction on the Bulk Requirements table on the map which shows 53.67 ft. as the side yard where it should show 5ft. as the distance on the northern side of the property side yard. (5 Ayes)

A MOTION was made by Jesse Gallo, seconded by Tom McKnight and carried to adjourn the meeting. (5 Ayes)

Respectfully submitted;

Maureen J. Evans,  
Planning Board secretary