

Minutes
Planning Board
January 10, 2019

Those present were:

Philip O'Connell, Chairperson
John S. Tabet, Member
J. Kenneth Wessberg, Member
Linda Riley, Village Attorney
Kenneth E. Collum, Code Enforcement Officer
J. Kent Howie, Ordinance Inspector
Billy Hajek, Village Planner
John Kean, Applicant, 44 Huntting Lane, LLC
Jeffrey Freireich, Attorney on behalf of 44 Huntting Lane, LLC
Giorgio Citarella, Agent on behalf of 44 Huntting Lane, LLC
Pamela J. Bennett, Deputy Clerk

The Chairperson called the meeting to order at 11:00 a.m., and the following official business was discussed:

1. **Minutes**

Upon motion of J. Kenneth Wessberg, duly seconded by John S. Tabet, the Board unanimously approved the minutes of December 13, 2018.

2. **44 Huntting Lane, LLC – 44 Hunting Lane**

Pursuant to the Board's discussion at the last meeting, Ms. Riley stated that she has reviewed the revised Common Driveway Declaration and the Declaration of Covenants and Restrictions and finds them acceptable. A copy of the documents was submitted into the record. A drafted resolution of approval has been circulated which the Board finds acceptable.

Chairperson O'Connell read the resolved clause and the Board was polled as follows:

“THEREFORE RESOLVED, by the Planning Board of the Incorporated Village of East Hampton, that the application of 44 Huntting Lane, LLC, for approval of the subdivision of the subject property into three

buildable lots, as depicted on the “Map of 44 Hunting Lane, LLC”, prepared by Saskas Surveying Company, P.C., last revised June 4, 2018 (hereinafter referred to as “the Map”), is hereby approved, subject to the following conditions:

1. As a prerequisite to the signing of the map by the Chairman of the Planning Board, submission to the Clerk for the Planning Board of an approval of the Map by the Suffolk County Department of Health Services.

2. As a prerequisite to the signing of the map by the Chairman of the Planning Board, submission of a fully executed Common Driveway Declaration and Declaration of Covenants and Restrictions containing all the provisions in the draft reviewed by the Board at its January 2019 meeting.

3. As a prerequisite to the signing of the Map by the Chairman of the Planning Board, demolition of the two wings to the existing garage pursuant to plans by Kean Designs Ltd. stamped “Received July 19, 2018”, sheet A-1.0, and the demolition of all improvements on Lots 2 and 3.

4. As a prerequisite to the issuance of a building permit for any of the three lots (other than demolition permits for the garage wings and all improvements on Lots 2 and 3), submission of a certified copy of the Common Driveway Declaration and Declaration of Covenants and Restrictions consistent with the above conditions, as recorded in the Suffolk County Clerk’s office to the Clerk for the Planning Board.”

Chairperson O’Connell – Aye
Member Tarbet – Aye
Member Wessberg - Aye

Upon motion of J. Kenneth Wessberg, duly seconded by John S. Tarbet, the Board unanimously adjourned the meeting at 11:06 a.m.

VILLAGE OF EAST HAMPTON, NY
DATE February 14, 2019
TIME 2:00 p.m.

