

PLANNING BOARD  
VILLAGE OF NORTH HILLS  
Village Hall  
June 14, 2023  
7:30 pm

PRESENT: Doreen Severin, Deputy Chair  
Richard Kashinsky, Gary Schubert, Members  
Barry Bassik, Alternate Member  
Marianne C. Lobaccaro, Village Administrator  
Peter Cinquemani, Superintendent of Building Department  
A. Thomas Levin, Village Attorney  
By Elisa Santoro, Esq.

ABSENT: Ivan Dochter, Chair  
Margo Kane, Member

The Deputy Chair called the meeting to order at 7:30 p.m. As alternate member, Mr. Bassik participated in all matters before the Board.

The Deputy Chair announced that the next regular meeting of the Planning Board would be held at Village Hall on July 12, 2023, at 7:30 pm.

The Board discussed the request of Northwell Health, Inc. case 17-11a-ex-6 for an extension of time to complete the required improvements. On motion by Mr. Kashinsky, seconded by Mr. Schubert and adopted unanimously, the Board (a) determined that the proposed action to extend the time is a Type II matter under the State Environmental Quality Review Act, which requires no environmental impact review, and (b) extended to August 31, 2023, the time to complete the required improvements.

The Board discussed Case 23-10pb-a, Searingtown Associates for waiver of a public hearing for site plan amendment requirements. Bruce Mawhirter from Nelson & Pope appeared for the applicant. On motion by Mr. Schubert, seconded by Mr. Bassik and adopted unanimously, the Board (a) determined that the proposed Action is a Type

Il matter pursuant to the State Environmental Quality Review Act, which requires no environmental impact review. Superintendent of Building Department Cinquemani noted that he had made a visible inspection of the site, and that in his opinion the requested amendment is minor and would have no impact on any other property. After discussion, on motion by Mr. Bassik, seconded by Mr. Schubert and adopted unanimously, the Board (a) waived the requirements for a public hearing and (b) approved the site plan amendment, (including the proposed fence).

The Board discussed Case 23-09pb-a, LT Manhasset, LLC, for site plan review and approval for modifications to an existing parking lot. Gianni V. Sbarro from Forchelli Deegan Terrana and Andrew Kelly from VHB Engineering appeared for the applicant. Superintendent of Building Department Cinquemani noted that the Village Consultant's comments had been sent to the Applicant for response. Gianni V. Sbarro responded that the Applicant's responses to the Village Consultant comments are almost complete and should be ready for timely submission for the July 12, 2023 hearing. On motion by Mr. Kashinsky, seconded by Mr. Schubert and adopted unanimously, the Board (a) tentatively classified the application as a Type I Action pursuant to the State Environmental Quality Review Act and the Village Code, (b) declared the Board's intent to act as Lead Agency for SEQRA review and (c) confirmed the Village mailing of notices of the Board's intent to act as Lead Agency. On motion by Mr. Bassik, seconded by Mr. Kashinsky and adopted unanimously, a public hearing was scheduled to be held on July 12, 2023, at 7:30 pm, and the Village Administrator was directed to give legal notice as required by law.

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There being no further business, on motion by Mr. Bassik, seconded by Mr. Schubert, and adopted unanimously, the meeting was adjourned at 7:45 pm.

THE ABOVE MINUTES WERE FILED IN  
THE VILLAGE OFFICE OF THE  
VILLAGE OF NORTH HILLS AT:

TIME: 4:00 AM/PM

DATE: June 16, 2023

PERSON FILING: Marianne Clobaccow  
(Print the full name of the filer)