

MINUTES OF THE REGULAR MEETING OF THE AMBERLEY VILLAGE
BOARD OF ZONING APPEALS HELD AT THE AMBERLEY VILLAGE HALL
MONDAY, APRIL 7, 2008

Chairperson Jon Chaiken called to order a regular meeting of the Amberley Village Board of Zoning Appeals held at the Amberley Village Hall on Monday, April 7, 2008 at 7:00 P.M. The Clerk called the roll:

PRESENT: Jon Chaiken, Chairperson
Larry McGraw
John Muething
Susan Rissover
Elinor Ziv

ALSO PRESENT: Stephen Cohen, Village Solicitor
Nicole Browder, Clerk

ABSENT: Bernard Boraten, Village Manager

Mr. Chaiken asked if there were any additions or corrections to the minutes of the March 3, 2008 meeting that had been distributed. There being no corrections, Mrs. Rissover moved to approve the minutes as submitted. Seconded by Mr. Muething and the motion carried unanimously.

Board of Zoning Appeals Case No. 1023

Mr. Chaiken announced that the Board would review Kneseth Israel's proposed sidewalk/walking path materials along with an update on the status of the planning/permit acquisition process. Mr. Chaiken invited Marc Randolph, legal counsel for Kneseth Israel, to present the information and update to the Board.

Mr. Randolph reported to the Board that by the end of January 2008, Kneseth Israel was to have obtained building permits and have done so. He stated that they were ready to demolish the two homes, however, asbestos was discovered in one of the homes. Therefore, removal of the asbestos has begun as of this date. He reported that the removal process should be concluded by April 10th and site work will begin on April 14th. He also reported that Stan Better has been contracted for the synagogue. He stated that the bids for the Mikvah are due back April 14th.

Mr. Randolph stated that Kneseth Israel had agreed to present to the Board the sidewalk materials and after investigating options, a poured concrete sidewalk is proposed. He displayed a diagram for the Board to review. Mr. Randolph informed the Board that the sidewalk originally had curves along the path, which had been changed to a straight sidewalk that was fully located in the right-of-way. He stated that they priced asphalt; however, the price was too high.

Mr. Chaiken asked if alternative materials were reviewed. Stan Better informed Mr. Chaiken that pavers and asphalt were priced; however, both were double the cost of concrete.

Mr. Muething moved to approve the poured concrete sidewalk as proposed in accordance with the site plan dated March 6, 2008. The motion was seconded by Mr. McGraw.

Mrs. Wendy Saunders stated her concern to the Board about the color of the concrete. She asked if it would look rural enough and whether or not the concrete could be tinted. Mr. Better stated that it would be a quality control issue if tint was chosen. He stated that the color would be inconsistent in shade and become an issue of matching should the Village ever connect to this sidewalk.

Mr. Chaiken stated that in discussion with Village engineers it was concluded that the proposed concrete sidewalk would not create a storm water runoff problem.

Mrs. Rissover commented that she was also concerned about the look of the concrete sidewalk and asked if an exposed aggregate had been considered. Mr. Better stated that the exposed aggregate would not wear well and again would become a matching issue should the sidewalk ever be connected.

Mr. Chaiken asked the Clerk to review the motion on the table. Mrs. Browder stated that Mr. Muething moved to approve the poured concrete sidewalk as proposed in accordance with the site plan dated March 6, 2008. The motion carried unanimously.

Notification Procedure

Mrs. Ziv explained her concern about the residents not receiving notification of the Board of Zoning Appeals meetings. After a brief discussion, she suggested that certified mail be utilized instead of first class. Mr. Chaiken stated that without the Village Manager present, it would be taken under consideration. The option of either certified mail or delivery confirmation would be on the next meeting agenda for discussion.

There being no other business to discuss, Mr. Muething moved to adjourn. Seconded by Mrs. Ziv and the motion carried unanimously.

Nicole Browder, Clerk

Jon Chaiken, Chairperson