

MINUTES

RAMAPO LOCAL DEVELOPMENT CORPORATION

DECEMBER 29, 2008

9:15 A.M.

The Ramapo Local Development Corporation convened a regular meeting of the corporation on Monday, December 29, 2008, at Ramapo Town Hall, 237 Route 59, Suffern, New York 10901.

Directors Present:

Moses Gross
Christopher P. St. Lawrence

Others Present:

Aaron Troodler
Paul Gdanski
Alan Berman
Scott Shedler
Michael Tauber (via phone)

Directors Absent:

John Brunson

The meeting was called to order at 10:20 AM.

Roll Call

General Discussion and Progress Report

Mr. St. Lawrence was selected to preside over the meeting.

Mr. St. Lawrence asked Paul Gdanski for an update of his progress thus far.

Mr. Gdanski said that he spoke to Michael Tauber about the project. He also stated that he spoke to Leonard Jackson and got a preliminary layout that he prepared. In addition, he said that he spoke with Joe Caruso of Maser Consulting, who had prepared the survey of the property when the Town of Ramapo purchased it. He noted that based on the information that he has been given thus far, the project will likely consist of 23 lots with 6 units each.

Mr. St. Lawrence spoke about the need to begin removing debris from the property, and Mr. Gdanski concurred. They discussed having the Town of Ramapo Highway Department begin cleaning up the north and south sides of the Elm Street property near Twin Avenue.

Mr. St. Lawrence reiterated the fact that his goal is to improve drainage in the entire area around the Elm Street property as part of this project, and he spoke with Mr. Gdanski about putting in two pipes on the property to help alleviate any drainage issues and assists with any wetlands remediation that may be necessary.

Mr. St. Lawrence and Mr. Gross asked Mr. Gdanski to work together with Michael Tauber to ensure that the debris is removed from the property, and to make certain that the utilities are disconnected in the vacant home that is on the property.

Michael Tauber joined the meeting via telephone and discussed Leonard Jackson's preliminary plan with the Directors of the Corporation and Mr. Gdanski. Mr. Tauber stated that he needs to meet with Mr. Jackson and provide him with some feedback on the preliminary plan that he had prepared.

Scott Shedler spoke about different ownership possibilities for the affordable housing units that will be constructed on the Elm Street property, and he made some observations about the assessments in his capacity as the Town of Ramapo Assessor.

Alan Berman discussed the planning and zoning process and described the requirements that will have to be met as the Elm Street project proceeds. He also suggested that a traffic study be conducted and that visual plans be done so that people have a sense of how the finished project will look from various points in the area.

2008 Accomplishments and 2009 Goals

The Directors agreed that this will be discussed at the Corporation's next meeting.

New Business

There was no new business discussed.

Adjournment

A motion was made to set the next meeting of the Ramapo Local Development Corporation on Monday, January 5, 2009, at 9:15 AM at Ramapo Town Hall.

Gross/St. Lawrence: Unanimous

Motion to adjourn: 11:25 AM

Gross/St. Lawrence: Unanimous

Respectfully Submitted,

Aaron Troodler