

VILLAGE OF NISSEQUOGUE

PLANNING BOARD

MINUTES

April 7, 2025

7:00 p.m.

Present: Kaylee Engellenner, Acting Chair
Jill Rosen-Nikoloff
Jacqueline Rudman
Dan Segal
Kathleen Vigiano, Alternate
Dan Falasco, Village Engineer
Lindsay Crocker, Village Attorney
Herta M. Walsh, Secretary

Absent: Peter Marullo, Chair

A. NEW BUSINESS

LAUREL Hill – 11-3-34–New house- informal review

Mr. Joe Pinola, the contractor, and Mr. Brian Fiore, the architect, were present for the informal review.

There are multiple variances that would be required to build on this site. As presented, the plan would at a minimum require variances for side yard setbacks and steep slopes. The Board suggested that the applicant confer with the Building Department for its suggestions to avoid or reduce significant variances.

NISSEQUOGUE GOLF CLUB – Construction of bulkhead around 17th green – Informal review

Mr. Barry Chandler, Nissequogue Golf Club manager and T.W. Cramer, of Cramer Engineering, were present to review the application.

The Coastal Commission did not yet make a determination. Therefore, Planning's review was for informational purposes only.

Mr. Chandler stated that the bulkhead is required to keep players from walking down the slope to access their golf balls. Also, erosion has become a problem. The Stillwater HOA has denied access to the site; therefore, the Golf Club will have to obtain access from another direction.

The Board suggested that before the applicant goes before the Coastal Commission again, they indicate on the plans the specific planting materials that will be used.

B. OLD BUSINESS

NONE

C. REVIEW AND APPROVAL OF MINUTES OF MARCH 3, 2025

A motion was made by Dan Segal to approve the minutes of March 3, 2025, seconded by Jill Rosen-Nikoloff and approved unanimously. (5-0)

At 8:30 pm, a motion was made by Dan Segal, seconded by Kaylee Engellenner and unanimously approved to adjourn the Meeting. (5-0)

D. NEXT MEETING: May 5, 2025, 7pm