

SPECIAL MEETING  
TOWN BOARD TOWN OF MARLBOROUGH  
MAY 7, 2015  
21 MILTON TURNPIKE 6:00PM  
MINUTES OF MEETING

PRESENT: SUPERVISOR OSBORN  
COUNCILMAN BAKER  
COUNCILMAN KOENIG

ABSENT: COUNCILMAN MOLINELLI  
COUNCILMAN CORCORAN

ITEM #1 Call to order pledge of allegiance

ITEM #2 Moment of Silence

ITEM #3 New Business

A). Design Overlay Standards for Overlay District

*Supervisor Osborn said he wrote a letter which is a synopsis of what happened at the meeting last week regarding design guidelines. He read parts of the letter and the Board had a discussion regarding lack of continuity and the agricultural/rural character on 9W. The Board discussed if there are any viewscapes they would like to preserve and what they would like to see at certain properties. They would like to promote and keep the rural character of the town.*

*Councilman Koenig pointed out that even if a new business/franchise comes to town and they normally have colorful signs and buildings the Board can have restrictions and guidelines for what the outside of the building could look like.*

*The Board discussed what types of building material they would like new construction to have like stone, brick, stucco, EIFS Exterior Insulation Finishing System, and possibly no more than 50% glass frontage. They also discussed what defined landscape designs they would like to see like sidewalks, and where parking should be.*

*The design guidelines from the Town of Lloyd were used as a guideline for our town. The Board went over the items and modified them according to what they thought would be appropriate for Marlboro. Councilman Baker said he will organize their ideas.*

*Supervisor Osborn said they can meet with the Planning Board to go over the proposed guidelines.*

*Supervisor Osborn said that Brooks & Brooks were asked to provide a survey for the railroad in order to proceed with the safety improvements at the Milton Landing. They agreed to do the survey at a discounted price. CSX has to have someone watch the surveyor by the railroad track which costs a couple thousand dollars. The Board discussed the plans that Barton & Loduidice drew up and what revisions there are. They will need the survey to see where the fencing can go. They will need a sketch drawn up for the DEC. Rosemary Wein will need the sketch to proceed with an estuaries grant and it will also help Brooks & Brooks.*

***Councilman Koenig made a motion to spend up to \$2,000.00 for Ted Kolenkowski to do the sketch of the riverfront property in Milton. Motion seconded by Councilman Baker.***

***Yeas: 3      Nays: 0      Carried***

*The Board discussed the spending of another five thousand dollars for Barton & Loguidice to write grants for Marlboro and the Economic Development Committee.*

*Councilman Koenig said he is concerned with the amount of money that is being spent with Barton & Loguidice and they haven't received anything yet and none of the ideas have been implemented.*

*Councilman Baker said that it is a different scope of work, the work that needs to be done in Marlboro are not things they can do themselves. If they don't have Barton & Loguidice write the grants they won't have the same outcome.*

*The Board said they will discuss this at the next meeting.*

***Councilman Baker made a motion to adjourn the meeting at 7:03PM. Motion seconded by Councilman Koenig.***

***Yeas: 3      Nays: 0      Carried***

*Respectfully submitted,  
Danielle Cherubini  
Deputy Town Clerk*