

**Town of Bergen Planning Board  
Minutes of March 26, 2015  
Bergen Town Hall**

**Present:** Chairman Fink, Norm Pawlak, Mark Gerhardy, Dominick Camelio, Andrew Fink, Kathi McLaughlin, and Randall Holbrook

**Not Present:** Lou Romano, Alt.

**Also Present:** Dave Mason, ZEO; Steve Tibble, IAA; Kurt Rappazzo, MRB; James Janous, MRB; Debbie Laird and Chris Suozzi, GCEDC

The meeting was called to order at 7:00 p.m. by Chairman Fink. A motion to approve the February 2015 minutes was made by Kathi McLaughlin, seconded by Dominick Camelio, voted and carried.

**Insurance Auto Auctions: Continued Site Plan Review.** Steve Tibble of IAA did a brief re-cap as to what the plan is at Apple Tree Acres for Insurance Auto Auctions. Mr. Tibble was asked what will happen with their existing four acre site, to which he replied it will be going up for sale. Mark Gerhardy then asked the Mr. Janous to go over the stormwater plan for the site. Mr. Janous showed there would be bio-retention facilities along the perimeter of the parking lot. The water will filter through two and a half feet of a "soil medium" to an underground pipe and then be discharged into a stormwater detention pond. It was asked how much this project would cost. Mr. Tibble replied that it is going to be \$3million in site work and the building will be approximately \$1million. Mr. Tibble went over some security details stating there would be high-end infra-red cameras in place with a 24 hour guard system along with the 7,000 volt fence. Approximately \$200, 000 will be spent on the security system. One slight change that was made to the plan since the last meeting was the building going from east to west has changed from north to south. This proposal has to be reviewed by the county planning board and a Public Hearing will be held on April 30<sup>th</sup>, 2015.

Board members discussed the possibility of setting a letter of credit in place for this project. Gary called the Town Engineer, Paul Chatfield at the meeting to determine how this was done. Mr. Chatfield stated that the value of the letter of credit was at the discretion of the board. A motion to require Insurance Auto Auctions to post a letter of credit in the amount of 20% of the total value of deemed items identified by the Planning Board was made by Mark, Gerhardy, seconded by Norm Pawlak, voted and carried.

No further discussion took place. The meeting ended at 8:55 p.m.

Respectfully Submitted,

Laura Smith, secretary

Cc: Michelle Smith, Town Clerk  
Don Cunningham, Supervisor

Anne Sapienza, Town Assessor  
Bill Waldruff, ZBA Chairman