

## **PLANNING BOARD MEETING – APRIL 5, 2022**

### **INTRODUCTION**

1. Good evening, I am Bob Davis, attorney for the Applicant.
2. Since the March 1<sup>st</sup> meeting, you have received our submission of March 24<sup>th</sup>, which among other things, included answers to Mr. Kimmerling's questions at the last meeting. We also provided simplified charts showing all vehicle trips, employees on site, and parking utilization for all hours, weekdays and weekends.
3. In short, we have reduced the maximum number of beds by 43% from 92 to 52, with a corresponding decrease in staff. (36/86 FTE).
4. There will be a maximum of 23 staff on site, for just a few hours per weekday, which along with the reduced number of patients, will amount to 1/3 the 225 people permitted by the Town for IBM and the Hudson Institute, when they occupied the site, and for the brain trauma hospital approved in 1989.
5. The maximum weekday parking utilization is now only 10, which would increase to 19 during weekly visitation on Saturday.
6. Given the use of vans in particular, and the decrease in patients and staff, the number of vehicle trips to and from the site during any shift is now minimal.
7. Your independent experts have already signed off on traffic and post-approval well monitoring plan before this large reduction in beds and staff even took place.
8. We have provided our plans for substantial landscape screening and lighting mitigation.
9. We will also be preserving over 40 acres of open space.
10. Our reduction in the size of the septic system has insured that it will be located outside of the Indian Brook Watershed.
11. We will be making a very significant contribution to the Community in taxes and in providing care for its residents.

**12.** Indeed, we have offered dozens of mitigative conditions of approval as part of our application. (Appendices 55, 56 and 64 in February 2022 submission.)

**13.** Accordingly, we have provided you an extensive detailed analysis of the SEQRA criteria for a determination of non-significance and our entitlement to a Negative Declaration (Appendix 31 to March 2019 submission, Volume 4, and Executive Summary in Volume 1, Appendix 43, August 2021 submission, Appendices 65 and 66, February 2022 submission.)

**14.** For these and many other reasons, we again respectfully ask that the Board now render its Negative Declaration, which is more than amply supported by the Record before you. Thank you.