

DRAFT  
**VILLAGE OF MAMARONECK  
BOARD OF TRAFFIC COMMISSIONERS  
THURSDAY, NOVEMBER 8, 2018**

**PRESENT:** Chair Abby Roberts, Shannon Purdy, Brian Kerr,  
David Salko, Myron Tannenbaum  
Vincent Keck, Fire Department Liaison  
Nora Lucas, Trustee Liaison to Traffic Commission  
Dan Sarnoff, Assistant Village Manager

**ABSENT:** Joe Mazzullo, Ed Zagajeski

Chair Abby Roberts called to order the meeting at 7:35 p.m.

**Old Business**

**1. Beach and Tompkins Lights**

Mr. Sarnoff stated that the lights have been activated by Con Edison. No further action.

**2. Westchester Jewish Center – Install Mirror**

Mr. Keck mentioned that if a mirror is put up that it should not be in the east/west direction as the sun's reflection on the mirror could cause a blinding effect resulting in auto accidents. Mr. Sarnoff said that the mirror would be placed in the north/south direction. He stated that he will go out to the site and report back. Put on December agenda.

**3. First Baptist Church – Handicap Parking**

Mr. Sarnoff said that the Bridge is closing and will be replaced. The church will lose parking as a result. Mr. Keck said that this church has a bus and the Pastor could locate an available lot to transport church members to the church, and back. Mr. Sarnoff mentioned that school parking lots are not an option. He said this matter can be revisited in late 2019 or 2020 when the Bridge replacement is completed. No action at this time.

#### 4. Prospect Lofts

This Application was previously discussed, and is for a five story, 18-unit development on the former Honda Bob site. The garage entrance is at the corner of Prospect Avenue and Phillips Park Road. All deliveries are to be managed inside the garage.

Trustee Lucas said there is an initial Site Plan approval by the Planning Board. The Developer has committed to street lighting in this area.

Ms. Roberts requested to have other Board's agendas circulated to the Boards. The Traffic Commission should be sent new applications for review and comment when the application involves traffic matters. It was noted that parking for the number of units in this application has been miscalculated.

Trustee Lucas said she will speak to the Trustees about better circulation, and that the Traffic Commission should be looped in earlier when new applications involve traffic matters. She stated that at times, other Board's agendas could arrive late. Put on December agenda.

#### 5. Traffic Input- New Fast Food Law - Proposed Local Law 0-2018 to amend Chapter 342 of the Code of the Village of Mamaroneck (Zoning) regarding Fast Food service

The Traffic Commission was asked to comment on the Proposed Local Law 0-2018 to amend Chapter 342 of the Code of the Village of Mamaroneck (Zoning) regarding Fast Food service.

Trustee Lucas said fast food businesses are allowed under the Village Code. The definition is being modified.

Discussion followed on what types of restaurants are and are not fast food.

Mr. Salko remarked that *Burgerim* and *Sal's Pizzeria* are not fast food. *Smashburger* and *McDonald's* would be.

Mr. Tannenbaum commented that McDonald's has not done much for the Village, i.e., no playground, and no sidewalks.

Ms. Roberts said there is increased traffic by fast food restaurants. The movie theatre will be re-opening and movie-goers seeking parking will add to traffic congestion.

Trustee Lucas said the Law will not be adopted yet as there is more work to be done. This Law is now before the Board of Trustees. The Planning Board wants this Law to be part of the Comprehensive Plan.

Ms. Purdy said there is high turnover at fast food and carry-out businesses and the goal is to limit fast food businesses in the C-1 zone.

Mr. Tannenbaum suggested that a Trolley be considered that would originate at Harbor Island where there is a large parking lot. This concept would alleviate parking congestion.

On motion of Ms. Purdy, seconded by Mr. Tannenbaum, the Traffic Commission recommended that the fast food law should be considered as part of the Comprehensive Plan so that we can analyze and address concerns regarding additional parking and congestion requirements in a methodical way. Motion passed with one (1) abstention (Salko).

## **New Business**

### **1. MAS Traffic Safety Concerns**

Ms. Ann Goode, Safety and Wellness member, Mamaroneck Avenue School (MAS) PTA, sent correspondence to the Village office that was forwarded to the Traffic Commission. The writer requested to have the Traffic Consultant evaluate dangerous elementary-school intersections. Avenues of concern are Palmer, Hoyt, and Waverly, and Old White Plains Road that intersect with Mamaroneck Avenue, along with other nearby intersections. She noted in her correspondence that Mamaroneck Avenue sees an average of up to 25,000 vehicles each weekday, while at the same time Mamaroneck Avenue serves as a primary walking route to school. She expressed concern to keep Mamaroneck a safe, walkable Village. Discussion followed.

Mr. Neill Alleva, Principal, and Ms. Sandra Zadrina, Assistant Principal, Mamaroneck Avenue School, were present. Principal Alleva commented that there are crossing guards which is good, and police presence, who have pulled over motorists. Assistant Principal, Sandra Zadrina noted that many kids walk to school. MAS is situated in a neighborhood setting.

Ms. Roberts suggested to look at other aerial devices. Mr. Sarnoff said those devices would be red-light cameras and speed cameras. Trustee Lucas noted that Village police collect data. Mr. Keck stated that near the Excelsior garage, bus monitors assist kids in getting off the bus.

### **2. Mamaroneck Avenue School Parking**

Ms. Zadrina provided correspondence requesting that the strip of parking spaces located on Gertrude Street, previously used for pre-school drop off at this location, be earmarked for staff parking. She said that there is a shortage of staff parking and that this will help, but not totally solve their parking problem. Staff has been receiving tickets. Principal Alleva said currently there is a 'No Parking from 9 am to 2 pm' sign and asked if the sign can be removed.

Ms. Roberts suggested that the No Parking signs be removed completely.

Mr. Tannenbaum said if a change is made, the 11 spaces would be available to anyone, not just school staff. Mr. Sarnoff provided an Opinion from the Attorney General that was issued on January 7, 1980 that cities and villages may not limit parking on public streets by permit or otherwise to residents and their guests. The only method for establishing such a permitted system on a public street is to obtain a special act of the New York State Legislature.

The Board members agreed that the request was valid to remove the “No Parking” signage to benefit school staff and the public.

On motion of Mr. Salko, seconded by Mr. Tannenbaum, the ‘No Parking’ signs on the south side of Gertrude Street at Mamaroneck Avenue School be removed, as the prohibited parking was for a former pre-school program at the school. Motion passed unanimously.

### **3. No Parking in Washingtonville**

Mr. Sarnoff said this matter will be discussed at the next Work Session on November 13.

### **4. Waverly Avenue Traffic**

Ms. Roberts said that Trustee Potok sent an e-mail regarding Waverly Avenue traffic and the two lanes at Mamaroneck Avenue. The right lane allows for a right turn only. Trustee Potok requested that motorists be able to turn right or left from the far-right lane. Discussion ensued. The Board unanimously agreed that the suggested change to turn left from the far-right lane is a safety concern. No action taken.

### **5. Rockland Avenue/Boston Post Road**

### **6. Rockland Avenue and Carpenter Place**

### **7. Carpenter Place Speeding**

### **8. Intersection of Carpenter Place and Fulton Road**

Ms. Linda Cozzi, resident, appeared and voiced concerns about speeding and enforcement. She said some of the school kids are reckless when walking. Rather than use the sidewalk, they walk in the road.

Ms. Cozzi said that Carpenter Place is a two-way street with much traffic including delivery trucks, buses, etc. The right side only has a sidewalk. She requested that more speed limit signs be posted to alert motorists. The area also is dimly lit. She suggested having lines painted on the crosswalk, speed bumps put down, and fencing put up.

Mr. Tannenbaum said that fencing will not keep kids from walking in the street. He supported Ms. Cozzi's suggestion to have lines painted on the crosswalk.

Ms. Roberts said the Board members will take a look at Carpenter Place.

Trustee Lucas said the speed limit cannot be changed.

Mr. Sarnoff stated he will look at the lighting conditions and report back.

Ms. Roberts suggested that our Traffic Consultant assess and review this area for safety, traffic, and pedestrian visibility.

On motion of Ms. Purdy, seconded by Mr. Salko, the Traffic Commission requested that the Traffic Consultant assess and review safety, traffic, and pedestrian visibility on and around Carpenter Place. Motion passed with two (2) abstentions (Kerr, Tannenbaum).

Put on December agenda.

### **Other**

- Halstead Avenue and Florence Street – Mr. Keck said at the Halstead Avenue and Florence Street crosswalk, the sign that was installed just before the crosswalk needs to be moved back ten feet toward Harrison so that trucks have a larger turning radius. The sign was installed too far forward. Mr. Sarnoff said Tony Iacovelli can do this work and will let him know.

- Ms. Roberts said the Traffic meetings will be held on the second Thursday of the month. Trustee Lucas mentioned that she may not be able to attend some meetings.

- Trustee Lucas asked for Ms. Purdy's availability to present at the Work Session on the Walking Safety Assessment, and whether November 13 at 5pm, or November 26 at 7:30 pm works. Ms. Purdy agreed to present on November 13 at 5 pm.

- Fire Council letter – Mr. Keck inquired on the status of the Fire Council letter that was given to the Trustees that requested one parking space between 269 and 271 Washington Street be removed for fire safety. Mr. Sarnoff said he will give an update at the December meeting. Put on December agenda.

- Mr. Kerr announced that his term has expired and will no longer be serving on the Board. He stated that law school studies are consuming his time presently. The Commissioners thanked him for his service on this Board, and wished him well.

### **Minutes**

1. Draft October Minutes

On motion of Mr. Kerr, seconded by Mr. Tannenbaum, the October 2018 minutes were approved. Motion passed unanimously.

### **Adjournment**

On motion of Ms. Purdy, seconded by Mr. Keck, the meeting was adjourned at 9:20 p.m. Motion passed unanimously.

PREPARED BY:  
Anne Hohlweck

RESPECTFULLY SUBMITTED BY:  
Agostino A. Fusco  
Clerk-Treasurer