

The Deerpark Planning Board met for their bi-monthly meeting on Wednesday, April 13, 2011 at 7:00 p.m. at Deerpark Town Hall, 420 Route 209, Huguenot, N.Y. The following were present:

BOARD MEMBERS

Derek Wilson, Acting Chairman
Mike Breitenfeld

Willard Schadt
Alan Schock

Dan Loeb
Mike Hunter

OTHERS

Mr. Glen Plotsky, Town Attorney
Mr. Tom Ward, P.E.
Mr. Jeff Clune, Applicant

Mr. Alfred A. Fusco, III, Town Engineer
Mr. George Eckes, Applicant

Mr. David Dean, Town Board Liaison
Mr. John Fuller, Civil Engineer

THE PLEDGE OF ALLEGIANCE

PEENPACK SAND & GRAVEL – PUBLIC HEARING - # 11-0205

Represented by Mr. Ward, P.E. and Mr. Al Schock, applicant
Owner/ Applicant Peenpack Sand & Gravel wishes to build two garages on property located on Lybolt Dr., Huguenot, N.Y.
It is an HMU Zone. Section – Block – Lot = 49 – 1 – 40.221
Application received February 23, 2011

SEE ATTACHED PUBLIC HEARING RECORD

The applicant did present the certified mailings at the public hearing.

Al Fusco III stated that Orange County Planning has not responded back to the Board yet on this application. He said that all technical issues have been addressed.

Mr. Plotsky asked when the referral was made to the Orange County Planning Department?

Al Fusco III answered March 15, 2011.

Mr. Plotsky said that the prior motion, relative to the public hearing should be modified, to indicate, at least for purposes of receiving that Orange County Planning document, that the Board leave the public hearing open for written comment, because it has not been 30 days, which is the time limit that the OCPD has to respond and make their comments.

Al Fusco III said that referrals for this application were sent out to Orange County Department of Public Works and Orange County Department of Planning.

The secretary was instructed to place this application on the April 27, 2011 agenda.

QUALITY BUS CO. - PUBLIC HEARING - # 11-0203

Represented by John Fuller, Civil Engineer 856-1536 and George Eckes, applicant
Owner/ Applicant D. L. E. HOLDINGS LLC is seeking a site plan approval for vehicle & equipment sales, on property located on Main St., Sparrowbush, NY
It is an HMU zone. Section – Block – Lot = 43 – 2 – 2
Application received February 23, 2011

SEE ATTACHED PUBLIC HEARING RECORD

John Fuller did present the certified mailings.

John Fuller said, concerning the NYSDOT letter, that it is a basic open ended letter, which this agency sends out, when he want more information about a project. He said that he will telephone the agency, and find out what more information that they want.

Al Fusco III had distributed a technical memo, dated April 12, 2011 concerning this project.

John Fuller answered the memo, stating that comments #1 & #2, are in response to the NYSDOT letter. He said that concerning comment #3, he did not provide any landscaping/ screening, because at the last meeting he had said that there is screening between the properties and the adjoining property owner, which the applicant has had discussions with.

George Eckes said that that adjoiner had requested a privacy fence between the applicants' property and his, up to a certain tree, and he said that a color was agreed upon, and he then erected the fence.

John Fuller concurred, and said that that privacy fence is on the site plan.

Derek Wilson asked the town engineer, concerning the SPDES permit and the site run-off, that the parking lot which is filled with old buses, that the treatment of the run-off water, is there a gravity oil/ water separator built in?

Al Fusco III answered that that can be asked for.

Derek Wilson asked Mr. Fusco, if he would suggest that, for this application?

Al Fusco III answered, not on this application, because it is not warranted at this point. He said that the storm water analysis was completed, and there is not that big of an impact, on what is located at the facility now.

Derek Wilson asked, that a old/ water separator, would it not assist the applicant, if he did have a spill?

Al Fusco III answered that it could, but all in all, he does not believe that it is warranted at this time. He said that if the applicant would volunteer to put one in, that would be good.

The secretary was instructed to add this applicant to the April 27, 2011 agenda.

VINCENT GALLIGAN SUBDIVISION - PUBLIC HEARING - #11-0204

Represented by John Fuller, Civil Engineer 845-856-1536

Owner/ Applicant Vincent Galligan wishes a 2 lot subdivision on property located at 227 Oakland Valley Road, Cuddebackville, N.Y.

It is in the RR Zone.

Section - Block - Lot = 20-1- 64.14

Application received February 23, 2011

SEE ATTACHED PUBLIC HEARING RECORD

John Fuller had provided the certified mailings for this application.

John Fuller said that he will try to get in the deep tests and perks, within the next two weeks, if the ground thaws.

The secretary was instructed to place this applicant on the next agenda.

JEFF CLUNE - PRE-APPLICATION CONFERENCE

Represented by Mr. Jeff Clune, & Mr. John Fuller, Civil Engineer

Owner/ Applicant Jeff Clune wishes a site plan for office space with a residence on the 2nd floor on property located on Route 42/97 (across from Deerpark Oil property).

It is in the HMU Zone.

Section - Block - Lot = 44 - 2 - 48

Mr. Fuller handed out some maps of the property. He reviewed a little history about this parcel, and said that he represented Mr. Clune a little over a year ago, when he had a tank installation approved on his property on Deerpark Oil on Darraugh Lane, which is sandwiched between Darraugh Lane and Route 42/97. He then indicated the property on the map. He said that through the extensive site plan review, one of the requests from the Planning Board, was to provide on site water storage, in the event of a fire, associated with the propane tanks. He said that at the time, the Sparrowbush Fire Department had requested that the applicant provide a location where they would not actually have to enter the property to get access to the water. He said that as a result of that, he had worked to purchase a vacant parcel of property, located directly across Darraugh Lane from Deerpark Oil, which is a one acre parcel, which is sandwiched between Darraugh Lane and the old railroad tracks. He said that Mr. Clune did purchase that parcel, mainly to place the underground storage of the 30,000 gallons of water, which had been proposed as part of the Deerpark Oil site plan. He said that there are two 15,000 gallon tanks which were on that original site plan approval for Deerpark Oil. He said that as a result of that, Mr. Clune now has a one acre parcel, and the proposal is to develop that with a building and a gravel parking lot, to put a space mainly for the propane use, as well as a residence on the second story of the building. He said that the office space will be tied to the installation that is in progress. He said that right now the foundations are in, and the tanks have been purchased for that propane installation.

Mr. Plotsky referred to a letter from the town engineer, Fusco Engineering, dated March 31, 2011, and asked Mr. Fuller if he had seen it.

Mr. Fuller answered no.

Mr. Plotsky said that the letter states that basically the town engineer and the town building inspector had done an inspection of the Deerpark Oil facility at the end of March, 2011, and they identified some things that are in process, that are not on the approved site plan. He said that these comments may factor in, to this proposed application. He said that at least one of the notes in this letter, has to do with this proposal, and asked where is Route 42 in relationship to this map?

John Fuller indicated on the map where Route 42 is located, and the various other features.

Mr. Plotsky asked where the clear cut area is?

John Fuller answered that is it not on this site plan, but indicated where it would be, if it were on the site plan.

Derek Wilson said that he remembers a wetland area somewhere there on the property.

Jeff Clune said that he did not touch the wetland area.

Derek Wilson said that he remembers a certain amount of trees were supposed to be retained as screening across the front for the tank farm.

Willard Schadt said that he and two other Board members were not on the Board at the time of the approval of the previous site plan, and asked, are these March comments from the previous site plan, or are they just addressing this lot?

John Fuller answered that there was a site plan approval for Deerpark Oil.

Willard Schadt said, that these comments then are addressed to that approval site plan, not to the vacant lot.

John Fuller concurred.

Al Fusco III said that one of the comments, it appears that there is some clearing going on, on this site.

Jeff Clune asked, why do I have to have approvals to cut down trees on my property, and bring electrical service up? He said that he didn't clear cut anything yet, but took down designated trees that he needed to upgrade the three phase service of Orange & Rockland utilities, that was coming across State Route 42/97.

Al Fusco III said that the issue was that the Building Inspector, Bob Emerson, had asked the town engineer to go on the property and take a look at it, for the site plan that is commencing, and these are comments that are addressed to Bob Emerson, and copies to the Planning Board. He said that since there is a little deviation to the site plan, Mr. Emerson just wanted the Planning Board to be aware of that, and in fact, the Board may want to refer a re-approval of that. He said, addressing the clear cutting, or the cutting of trees, he said that he was not there, he did not write this report and he does not know the extent of it.

Jeff Clune asked, who filed the report?

Al Fusco III answered, Mr. Al Fusco, the town engineer.

Jeff Clune said that he had taken a swatch of the trees out, to get to NYS 42/97 for the power. He asked, why do I have to go before the Planning Board to take trees down to upgrade my service, why do I have to go before the Planning Board to put a retaining wall up?

Al Fusco III answered that he has to go before the Planning Board for this application proposal.

Derek Wilson said that it is his understanding that once an applicant has an existing site plan, that when the applicant makes improvements, changes, alterations, that he either has to get an interpretation from the Town Building Inspector that no further permitting is necessary, or the Building Inspector refers it to the Planning Board, on whether the change is significant enough to either make an amendment or go back through the site plan process again.

Glen Plotsky concurred with Derek Wilson.

Derek Wilson asked Jeff Clune, how many trees did he take down?

Jeff Clune answered maybe 100, 150. He said that he did not clear cut it, but that is going to be his next move.

Glen Plotsky said that he believes that to already be a clear cut, and he will stand by it.

Jeff Clune said, "Stand by it Glen, and you know what, I'm retracting this right now, take me to court, because I'm not playing with you guys anymore. I don't know where the Board comes off saying that I need a permit to put a retaining wall up."

Glen Plotsky said that he did not say that.

Jeff Clune said, "I don't know where the Board tells me I can't cut trees down."

Glen Plotsky said that he did not say that either.

Jeff Clune said, "But, you know, it's okay for applicants on 42/97 Glen, to put parking lots and trucks and everything else all over, and buses and everything else all over. I'm doing everything, screened the right way, you want to bust my nuts for having a blue building and everything else. I'm done with the Board. Propane is going in, have a good day. John thank you for your time, the rest of the Board members, thank you, have a good night. Send me to court, send me a letter. I'll see you in federal court."

Mr. Clune then left the building.

John Fuller said that this letter indirectly, has something to do with this proposed site plan.

Willard Schadt said that there are three Board members here tonight, who came onto the Board just recently, who do not know what went on at the original site plan process, and what the actual site plan approval was.

Derek Wilson said that basically the Board did not get to comment on anything tonight, before Mr. Clune walked out of the meeting.

Al Fusco III said that the idea of bringing this letter to everybody's attention, was to maybe wrap up these issues, along with the proposed application.

Derek Wilson said that procedurally, if a citizen has a piece of property, and he wants to take some trees down on it, and it was a private site, and there's no site plan issue, he can. He said however, once a person has a site plan, there are certain limitations that are not on a regular property owner, and that's the way that the Town Zoning works.

Glen Plotsky said that the fact of the matter is that there were screening requirements for that Deerpark Oil site plan, and he said that he thought that some of those screening requirements applied to State Route 42/ 97 as well as the private homes on Darraugh Lane. He said that the fact of the matter is that the view on Route 42/97 is a dramatically different view at that location, than it was a month ago.

Al Schock said that screening is a row of trees, and he can put them back in, but it is Mr. Clune's property and if he wants to cut trees down, he can, as long as he provides screening, or leaves existing screening.

Mr. Plotsky said, what if he cuts down the existing screening that is there?

Al Schock said, maybe he wants to.

Mr. Plotsky explained that if there is screening required on the approved site plan, and he should not cut down the screening that is there.

Al Schock said that Mr. Plotsky didn't say that that was that screening, and they're his trees.

Mr. Plotsky said that first of all, he doesn't recall if screening is required along Route 42/97, because he said that he hasn't gone back and looked at the plans. He said that he does know that there are virtually no trees between Route 42/97 and the oil tanks.

Al Schock asked, the principle is, why is that an issue, what's the matter with a field there?

Mr. Plotsky said that on the approved site plan, there is screening required, and when you cut down all of the screening...

Al Schock asked, can't he be required to put that screening back in a different place though?

Dan Loeb answered, we could.

Derek Wilson said that that will require the applicant to come back before this Board, for an alteration of an existing site plan.

John Fuller said that he represented Jeff Clune for the propane site plan only, as another engineer had represented him on all of the other previous applications, so he said he really doesn't have personal knowledge as to what the screening issues were. He said that on the former site plans there were a number of screening that were required as screening on Darraugh Lane, and then up the Darraugh Lane side of the property.

Derek Wilson said that elevations were made on a former site plan, and it was also stated about the colors earth tone or dark green, and there was a row of trees between the paint ball field and the highway, as that buffer was still supposed to be maintained.

Willard Schadt said that these issues affect an existing site plan, and asked John Fuller if he felt comfortable going forward with this application, knowing full well that approvals will not be forthcoming until these other issues are addressed?

John Fuller said that he cannot speak for Jeff Clune, but the intention of this pre-application conference tonight was unrelated to the property across the street. He said that Mr. Clune purchased the vacant parcel on Darraugh Lane, mainly for putting the storage tanks in for the water. He said that he's got a one acre parcel and his idea was to come for a pre-application tonight.

Several Board members wondered if this is going to be a dual use.

John Fuller said that it is allowed, because it's a one acre parcel, and it's the hamlet mixed zone, and the tanks would be below ground, located at the corner of the property, which is where the dry hydrants would be, if the fire department had to come down and tap into them.

Derek Wilson said that the dual use, is because of the residence located on top of the office.

John Fuller said to his understanding, Malzahn Gas Co. is looking to locate down here, with the bulk storage, and that's part of the idea for placing the building on the other lot, so it can be used for office space for them.

Mr. Plotsky said that if that happens, he must understand that another application will have to be submitted, as Deerpark Oil does not have permission to operate a Malzahn type operation.

John Fuller said that it will be a situation where you're tying two pieces of property together, even though, it's divided by a road. He indicated on the map where the office space would be, the bulk storage and the vehicle storage.

Mr. Plotsky said that right now, the site plan does not allow for that type of vehicle storage.

John Fuller concurred. He said that it would probably gravitate toward a revised site plan for the existing parcel, and then tie the new parcel to that. He said that mainly tonight, he just wanted feedback as to the feasibility of putting the building in, and if there are any reservations against it.

Willard Schadt wondered if there is an issue of the storage tanks being on a different parcel, that it could be sold.

David Dean answered that it was approved that way.

John Fuller said that bulk water storage had to be provided for fire fighting purposes, because entering the gravel driveway for Deerpark Oil, he indicated where the proposed tanks will be placed, and it would be impossible, if a fire was already going, for the fire fighting equipment to pull into the property. He said that in essence, the pieces are linked together.

David Dean asked Mr. Fuller if he knew anything about the upgrade on the power, that Jeff Clune had mentioned.

John Fuller answered that he doesn't know anything about that.

David Dean said that he just wondered if it would be underground or overhead. He said that with this operation he can understand the need for three phase power, but he said that he was just curious if it would be overhead or underground.

Dan Loeb expressed his opinion that he thinks it would be overhead, because of the amount of trees.

Al Schock said that 3 phase can be buried underground.

David Dean said that Orange and Rockland utilities had replaced the corner pole on Darraugh Lane, obviously with the anticipation of carrying heavy cable.

Willard Schadt said that the proposal is permitted in the Zoning Law, and he sees no problem, as long as the applicant comes back with the proper specifics.

The other Board members agreed.

John Fuller asked, should the actual formal application include both parcels similar to what he's already doing for the Quality Bus application.

Mr. Plotsky answered that because they're linked together, whether it's going to be Malzahn at the bottom, or Deerpark Oil offices at the bottom, yes, they should be tied together.

Derek Wilson said that the applicant has been before the Board in the past, and he already knows that any upgrading for his business, such as taking down trees, or putting the poles in, or the power, all he had to do was to talk to the Building Inspector and get his opinion, and then the Building Inspector has the option of referring it to the Planning Board. He said that everybody is trying to co-operate here, and any applicant has some things that they just have to do.

Mike Breitenfeld indicated to Mr. Fuller that the section, block and lot numbers are written wrong on the maps.

Al Schock said that it was mentioned tonight that the proposal is a separate lot, so why is he here?

Derek Wilson answered, that according to this March letter, the applicant is doing work on the second piece which has the two 15,000 gallon tanks on, and one of the notes on that letter references that. He said that the applicant is basically started to do things on the property without approval.

John Fuller said that the only work that the applicant has done over on the other parcel, is the preparation for the installation of the tanks.

Derek Wilson referred to the letter and read, "no erosion control."

John Fuller said that that may be true, but relative to the approval to actually doing work here, and install the tanks, that's actually tied to the site plan approval.

Derek Wilson read again from the letter.. "it appears that there's clearing underway for new projects."

John Fuller answered that that's talking about the trees.

Al Schock asked again, what does this have to do with a site plan?

Derek Wilson answered that this lot is tied to the other site plan.

Al Schock asked, what makes it tied?

John Fuller answered the water storage tanks, and access to the water storage tanks. He said that they are there for fire fighting purposes.

Derek Wilson said that there's also the point that if the Planning Board is going to go through the process of reviewing this, and the applicant has to do certain things, and if he's violating the agreement on a previous piece, then you can anticipate that he will probably violate the agreement on another piece. He told Mr. Fuller that this Board deals with him all the time, and if Mr. Fuller says that he's going to do something, then the Board knows that he will get it done. He said that that is part of the whole process.

Al Fusco III said that one of the ideas, as he has stated before, was that there are some issues that can be resolved with this site plan, this application that he is proposing now. He said that there are issues on the other site, and they are tied together, but also if Mr. Fuller presented the parcels at the same time, with the changes that he made such as the electric, it would be better for him. He said in all honesty, the intent of this March letter, was to help the applicant out, to have it all done at the same time, because there are changes, albeit it's early in the game, but there are changes already, and these two should be tied together. He said that that way, all this stuff can be resolved, instead of nitpicking at it.

John Fuller referred to the March letter, saying "soil erosion", he said that he couldn't speak to that, if it's not in place, the applicant is not doing it. He said that the retaining wall was not shown on the plan, he had shown a 3-to-1 lay back of the slope behind the tanks, and the applicant chose to put in a 4' high retaining wall.

Derek Wilson said that the normal procedure on that is, the applicant goes to the Building Inspector and says, "I need to make a change on that." And the Building Inspector may say that the change is minor. He said that the idea is that the Building Inspector has looked at the plan and he doesn't see any changes, and if he thinks there's a problem, he can refer it to the Planning Board, who can relay it to the town engineer, and it's done with, it doesn't become a point of controversy.

John Fuller said that he's pretty sure that the applicant did get a permit on the propane tank foundations, and the Building Inspector has been on the property making inspections.

Al Fusco III said that he thought the Building Inspector had not, but it may be a mis-communication.

John Fuller said that the propane tank foundation is already in, and the applicant has actually purchased the tanks from Orange and Rockland, and they are ready for delivery and sitting in Middletown, N.Y. He said that the actual set-up of the tanks will be further in the future. He said that he will confer with the applicant, and if and when he comes back, it will be with a formal application and the escrow accounts set up.

Mr. Plotsky told Mr. Fuller to call him for the amount of the escrow.

The secretary was instructed to bring the existing site plan for Deerpark Oil to the next meeting, and even have it displayed prior to the meeting, so Board members could look at it beforehand.

Owner/ Applicant Nancy Gibson wishes a 2 lot subdivision on property located at 200 Peenpack Trail, Huguenot, N.Y.
It is an RR Zone. Section – Block – Lot = 37 – 1 – 14.1
Application received March 14, 2011

John Fuller reviewed by saying that this applicant purchased this parcel at the throat of Martin Road and Peenpack Trail to retire on and is requesting a two lot subdivision, which he had delineated and indicated on the map. He said that the parcel is currently 89 acres, and the applicant wants to subdivide 10 acres off, specifically to build a house for herself. He said that currently there are no structures on the parcel. He indicated the existing driveway entrance on the map, which is at the bottom of Martin Road and on Peenpack Trail and is an old gravel road. He said that the applicant would access that driveway, and then indicated on the map where the applicant would put her house up on the ridge. He said that the balance of the 89 acres, which would be 76 acres, would remain just as a vacant parcel. He said that in the future, the applicant would like to create an animal sanctuary.

Willard Schadt asked if the vacant parcel has accessibility off of Peenpack Trail?

John Fuller answered yes, there is plenty of frontage on Peenpack Trail. He said that at the pre-application conference he had asked the Board to consider that there is a turn-off off of Peenpack Trail (which he indicated on the map), which he said would be the frontage for the larger parcel in the future. So, there is a bit of a driveway clearing to the entrance here. He said that to put a house anywhere else on the parcel, would require a stream crossing permit over the brook. He said that he had asked at the pre-application conference, about granting an easement across the one parcel, in lieu of obtaining a stream crossing permit here (he indicated on the map), and there would be shared access to the larger parcel. He said that the slope on the new gravel driveway does comply with the Ordinance. He said that a profile is included in the drawing set, and it ends up being about 12%, which is permitted in the Ordinance for short distances.

Derek Wilson expressed his concern that after the properties are subdivided, the applicant may maintain ownership of both parcels, but looking into the future, if she transfers ownership of the 76 acre piece, if somebody wants to put a house in there, can Mr. Fuller tie a note onto the site plan that at the time before any building can be built, there is going to have to be a bridge crossing at a separate road entrance. He said that right now the applicant can get a building permit on the lot as a whole. He said that he believes that before anybody else can build a building, there should be a deed restriction that they would have to have a stream crossing.

Willard Schadt concurred and said that perhaps a note on the map stating that access would have to be off of Peenpack Trail, for whatever the applicant does, either a bridge or a tunnel.

John Fuller said that the applicant will take the 13 plus acres, the lot that she will put the house on, that will go into her name, and the other lot, which she bought with several other people, will go into a common name.

David Dean asked Mr. Fuller about the animal sanctuary, would it be a taxpaying sanctuary?
Mr. Fuller answered that that will be established in the future, and he does not know about the taxable status.

Mr. Plotsky said that right now, this Board cannot grant an application that requires a common driveway, but it would have to go before the Zoning Board of Appeals for a variance.

Derek Wilson said that the only driveway allowed, would be a shared common driveway, where the property line goes right down the middle of the driveway.

Al Fusco III said that he will send the referrals out to Orange County Planning.

MOTION

Willard Schadt made a motion to schedule a public hearing for the Nancy Gibson subdivision on Wednesday, May 25, 2011. Mike Hunter second. Roll call vote: Hunter, aye; Breitenfeld, aye; Schock, aye; Loeb, aye; Schadt, aye; D. Wilson, aye. Motion carried.

PEENPACK MEADOWS SUBDIVISION - DISCUSSION

Mr. Plotsky said that he had gotten a letter from the Planning Board secretary, stating that there were approximately \$18,000 in town engineering bills for this applicant, so he sent a letter to the applicants' representative saying that this applicant needs to send \$18,000 plus \$2,500, before this Board can do any further review. He said that this applicant's extension is coming up very soon. He said that he received a revised figure of \$3,000 that the applicant only owes instead, since the mailing of his letter. He said that now the applicant has paid money into the escrow account, and also asked that they be able to send \$1,000 to go forward with this application, rather than \$2,500. He said that he agreed to that figure. He said that now the applicants' representative will be back before this Board on May 11, 2011 to ask for an extension of their approval.

Derek Wilson asked, was there not a difference between what the minutes showed, and what the applicant believed was said at the meeting?

Glen Plotsky said that he knows that this Board did approve the overall concept plan of this application and preliminary approval of the initial three lot subdivision. He said that the letter dated March 21, 2011 from the applicants' attorney Fabricant, Lipman & Frishberg, will be talked about and clarified at the May 11, 2011 meeting.

DEERPARK VILLAGE - DISCUSSION - #D-0012

Represented by Mr. Damian Brady, Esq.

Owner/ Applicant Deerpark Village Associates wishes to create Planned Residential Housing

Units on property located on Wilson Road, Sparrowbush, N.Y.
It is a Planned Rural Residential Development (PRRD) Zone.
Section – Block – Lots = 23 – 2 – 32.2 & 38.8

The applicant had requested that this application not be discussed this evening.

Glen Plotsky said that he had sent a letter to the Planning Board members, dated April 6, 2011, and to Planning Board member Dan Loeb and his attorney, and included within that was the correspondence from Ms. Victoria Campbell, esq. dated March 21 2011. He said that he has not received any response from either Dan Loeb or Mr. Gordon.

ADJOURNMENT

Mike Hunter made a motion to adjourn. Mike Breitenfeld second. Roll call vote: Hunter, aye; Loeb, aye; Schadt, aye; Schock, aye; Breitenfeld, aye; D. Wilson, aye. Motion carried.

Meeting adjourned at 8:20 p.m.

Respectfully submitted,

Barbara Brollier, Secretary