

**Town of Geneseo Planning Board
Regular Monthly Meeting Minutes
March 9, 2009
7:00 – 7:50 P.M.**

Members Present:

Dwight Folts, Chair
Tom Curtin
Hank Latorella
David Woods
Patti LaVigne
Mark Shepard
Marcea Clark Tetamore

Ron Maxwell, CEO
Ed Russell, Esq. (for Jim Coniglio, Esq.)

Others/Public Present:

Mary Calabrese, Esq.
Les Clark
Richard A. Gray
Geneseo students

1. **Call to Order:**

Chair Folts called the regular monthly meeting to order in the board room of the Town Offices, 4630 Millennium Drive, at 7:00 p.m.

2. **Review of February Minutes:**

The minutes of the February 9, 2009 Planning Board regular monthly meeting were reviewed.

Tom Curtin made the MOTION to accept the minutes as corrected.

Marcea Clark Tetamore SECONDED the motion.

All in favor: Dwight Folts, Hank Latorella, Patti LaVigne, David Woods, Mark Shepard, Marcea Clark Tetamore and Tom Curtin.

Opposed: None.

MOTION PASSED.

3. **Code Office Report:**

The list of Town Building Permits (and other permit information) for the period 02/01/09 through 02/28/09 was received by the Planning Board with a short discussion. Ron Maxwell, CEO, reported that fire inspections are being done currently in both the town and village. A question was asked about Coast Professional and Mr. Maxwell said he is still waiting for a few warmer days. He will then accompany the engineer and check the footings.

4. **Special Use Permit Renewal: TSC Outside Storage and Display, Tax Map#81.-1-29.121.**

Chair Folts asked that a representative from Tractor Supply speak about this renewal request.

Les Clark, assistant manager of the Geneseo store, spoke. He asked that the permit #106-13, special uses, be renewed for a five year period. Chair Folts replied that this is a customary time frame. Planning board members asked about the lines in the parking lot. Mr. Clark said he will check with the plaza owner about the repainting of crosswalk lines. He also said he will take care of the trash that blew about in the recent wind storm. The trees have been replaced by TSC, as requested. Ron Maxwell said the lights in the parking lot have been fixed.

Marcea Clark Tetamore made the MOTION to renew Tractor Supply Company's Special Use Permit, for the purpose of an outside storage/display area for an additional period of five years.

Mark Shepard SECONDED the motion.

All in favor: Dwight Folts, Patti LaVigne, Mark Shepard, Tom Curtin, Marcea Clark Tetamore, Hank Latorella, and David Woods.

**Opposed: None.
MOTION PASSED.**

The secretary reported that the fee for this permit has already been paid.

5. PUBLIC HEARING: PRELIMINARY/FINAL APPROVAL: Two-lot subdivision of the Gray Estate property on West Lake Rd., Tax map#82.-2-35

Mary Calabrese, Esq., reported that the new maps she submitted now have the water easement on them. She asked that the official record for this subdivision include the members of the Gray family, in addition to naming the actual Gray estate as applicant. Members of the Gray family are Richard A. Gray, Margureta Gray Hayes and J. Cecil Gray. Chair Folts opened the above public hearing at 7:15 p.m. to comments from the floor.

The hearing was held open for 30 minutes, during which time there were no comments from the public. Chair Folts closed the public hearing at 7:45 p.m.

Board members then discussed the resolution provided by James Coniglio, Esq. As the water easement is no longer an issue, those paragraphs were omitted. Ed Russell, Esq., was consulted and agreed.

Marcea Clark Tetamore then made the following MOTION for Preliminary and Final Approval:

WHEREAS, tax parcel No. 82-2-35 (the "Parcel") currently is a single parcel of land of 24.112 acres, and

WHEREAS, an application has been submitted by Richard A. Gray, Margureta Gray Hayes, J. Cecil Gray, and the Estate of Elizabeth A. Gray requesting authorization to subdivide the Parcel into two separate parcels, one such parcel ("Lot A") containing 17.949 acres and the remaining parcel ("Lot B") containing 6.1163 acres (the "Subdivision"), and

WHEREAS, under the Code of the Town of Geneseo the Town Planning Board has accepted the Subdivision application for review in accordance with the provisions of the Town Code and state law, and

WHEREAS, the Subdivision Application is an Action that is subject to the State Environmental Quality Review Act ("SEQRA"), and

WHEREAS, in accordance with SEQRA a Short Environmental Assessment Form dated January 20, 2009, was completed and reviewed by the Planning Board and

WHEREAS, by action taken February 9, 2009, the Planning Board determined that the Subdivision would not give rise to any significant adverse environmental impacts and

WHEREAS, the Planning Board conducted a duly noticed Public Hearing, and

WHEREAS, the general public and any all interested parties were given a full opportunity to be heard on the Subdivision, and

WHEREAS, at the Public Hearing no comments were made in opposition to the Subdivision, and

NOW THEREFORE BE IT RESOLVED that the Town of Geneseo Planning Board hereby grants final subdivision approval to the Subdivision; and it is further

RESOLVED; that the Planning Board does hereby authorize and direct the Planning Board Secretary to file this Resolution at the earliest possible date and to forward a copy hereof to the Estate of Elizabeth A. Gray, Richard A. Gray, Margureta Gray Hayes, J. Cecil Gray, and to the Assessor of the Town of Geneseo.

During the reading of the above MOTION David Woods suggested some slight changes and these were immediately read into the record as above.

Hand Latorella SECONDED the motion.

All in favor: Dwight Folts, Patti LaVigne, Tom Curtin, Marcea Clark Tetamore, Mark Shepard, Hank Latorella, and David Woods.

Opposed: None.

MOTION PASSED.

6. **New/Other Business:**

Tom Curtin brought up the subject of Coast Professional's facade modifications. As the Planning Board made changes to the facade, members stressed the importance that these changes be on the final plans. The southern elevation may not be as the final Planning Board approved last fall. Ron Maxwell said he had already left a message with Tom Palumbo at Stantec about this and will try again tomorrow to contact Mr. Palumbo. Mr. Maxwell will then report to Chair Folts.

Chair Folts reported that his proposal for riparian setbacks is now on the March agenda of the Conesus Lake Association. Mr. Folts said he will most likely present this personally.

Patti LaVigne is re-cataloging historical landmarks within town (as her part in the Master Plan). She is researching what constitutes a historical landmark. David Woods said another resource is the National Resource Inventory; Heather Ferero at the county would be the contact. Patti LaVigne said that a community grant will probably be necessary to pull all this together.

Hank Latorella will check out what local storm water regulations are needed before making his presentation to the Town Board. Ron Maxwell said talking to DEC would be a good idea. David Woods said it would be a good idea to make sure nothing is in conflict with phase 2 storm water regulations before the presentation is made.

Ron Maxwell said currently there is one less person at Pure Waters due to the state not renewing that person's contract. However, there may be other funding for the position.

7. **Adjournment:**

There being no additional business, the meeting was adjourned at 7:50 p.m.

Tom Curtin made a MOTION to adjourn the meeting at 7:50 p.m.

Mark Shepard SECONDED the motion.

All in favor: Dwight Folts, Mark Shepard, Patti LaVigne, David Woods, Hank Latorella, Marcea Clark Tetamore and Tom Curtin.

Opposed: None.

MOTION PASSED.

Respectfully submitted,

Diane McMullan, Secretary
Town of Geneseo Planning Board