

Members Present:

Matthew Griffo, Chair
Robert Freiburger
Charles Nesbitt
Susan Richardson
Dori Farthing

Other Village Representatives Present:

Code Enforcement Officer Ron Maxwell

Applicants Present:

Two Plus Four Management – Sue Kimmel, President
Two Plus Four Management – Phil Curriere, General Manager

1. Meeting Opened:

Chair Griffo opened the meeting at 7:00PM.

2. Meeting Minutes:

The July 23, 2008 meeting minutes were reviewed. R. Freiburger moved to approve the minutes as amended. D. Farthing seconded the motion. The motion passed with ayes from M. Griffo, R. Freiburger and D. Farthing. C. Nesbitt abstained, as he was not present at the July meeting.

3. Two Plus Four Management -- Genesee Country Apartments:

Chair Griffo stated that he had spoken with the Villages Engineer Scott DeHollander of MRB | group earlier in the day regarding the Genesee Country Apartments proposal. Chair Griffo stated that the Genesee Country Apartments staff has addressed Engineer DeHollander's comments and therefore he will not be in attendance tonight.

CEO Maxwell entered the meeting at 7:08PM.

Chair Griffo asked if the Board had any questions or concerns. Sue Kimmel, President of Two Plus Four Management stated that cut sheets have been provided for the lighting and she reminded the Board that they are not adding any pole lighting, just replacing what is there with 100% dark sky compliant fixtures. At the common entrance to Building 100, wall light packs will be added for safety reasons, which will also be dark sky compliant. Ms. Kimmel stated that the siding replacement job would begin in approximately two weeks.

At this time, Chair Griffo brought Member C. Nesbitt up to speed on this proposal.

Chair Griffo asked if CEO Maxwell's concerns were answered regarding the roof trusses. Ms. Kimmel stated that when the trusses are opened up, CEO Maxwell would be called to do an inspection. CEO Maxwell did not see a problem with this.

S. Richardson entered the meeting at 7:10PM

At this time, the SEQRA short environmental assessment for the apartments was reviewed. With no further discussion, C. Nesbitt moved to grant a negative declaration on the proposed because the action would not result in any significant adverse environmental impacts based on the information and analysis and any supporting documentation, which was presented. R. Freiburger seconded the motion and the motion passed with ayes from M. Griffo, R. Freiburger, C. Nesbitt, S. Richardson and D. Farthing.

With no further discussion, D. Farthing moved to grant final approval for the Genesee Country Apartments. Building 200 will be renovated to add onto the existing handicap accessible apartments bringing them up to ADA compliancy. The entire complex will get new roofs, new siding and replacement dark sky compliant lighting. When the roof is opened up for the additions, CEO Maxwell will be called to do an inspection of the roof trusses. S. Richardson seconded the motion and the motion passed with ayes from M. Griffo, R. Freiburger, C. Nesbitt, S. Richardson and D. Farthing.

Ms. Kimmel and Mr. Curriere thanked the Board and left the meeting.

4. Sign Grant Request:

At this time, Chair Griffo asked R. Freiburger if he would act as Chair for the discussion on the sign grant as Chair Griffo is the sign maker. R. Freiburger accepted.

M. Griffo presented the Board with a colored rendering of the sign for Nothnagle Realtors. Nothnagle will be opening an office in the Chanler Building at 128 Main Street. S. Richardson commented that the green used is not a neutral earth tone color that she thought the Board was looking for. C. Nesbitt stated that the lettering is not gold leaf like he thought the Board had decided on. S. Richardson stated that she is hoping that the Board did not set a precedent when they denied Allstate their sign grant because it did not have any gold leaf or neutral earth tone colors. M. Griffo stated that the green color of the Nothnagle sign is very similar to the green used in the Chanler Insurance sign at the opposite end of this building. D. Farthing stated that the shape of this sign gives it character.

M. Griffo apologized for the sign already being up, but stated that Nothnagle wanted it up as soon as possible. Acting Chair Freiburger asked if there was any further discussion. There was none.

C. Nesbitt moved to approve the sign grant application for Nothnagle Realtors, 128 Main Street. The sign is one sided, 18.33 square feet, sandblasted high-density urethane with the following colors: white, 23k gold leaf and dark green. The sign has been estimated at \$2268.00. As per sign grant guidelines, they are asking for 1/2 the cost of the sign up to \$1000.00 from the Village Board of Trustees. D. Farthing seconded the motion and with no further discussion the motion passed with ayes from R. Freiburger, C. Nesbitt, S. Richardson and D. Farthing. M. Griffo abstained.

At this time, Acting Chair Freiburger turned the meeting back over to Chair Griffo.

5. Code Enforcement Report:

July 2008

Building Permits:	8
Zoning/Sign Permits:	0

CEO Maxwell asked if the Board remembered discussing signage during their site plan review of the Genesee Valley Teachers Association (GVTA) Federal Credit Union that has started construction on Millennium Drive. The Board believed that some discussion took place on that and Secretary Mack stated that she would need to look it up in the minutes and get back to CEO Maxwell. CEO Maxwell did not have a problem with this.

Some discussion took place regarding the GVTA's new sewer connection. CEO Maxwell stated that he does not get involved with that part of the building and stated that DPW Superintendent Jason Frazier should have been consulted on that matter along with the Village's Engineer. CEO Maxwell stated that he would check with J. Frazier and report back to the Board.

S. Richardson asked about the building permit fee of \$150.00 for Kwik Fill noting that it seemed very inexpensive for a \$40,000 project. CEO Maxwell stated that the building permit was

issued for the new canopy and new pump installation only. The project cost does not matter to CEO Maxwell. Building permit fees are determined by square footage, the number of inspections that need to be completed and is based on the building permit fee schedule recently updated and adopted by the Village Board.

Chair Griffo stated that he had spoken with CEO Dean O'Keefe regarding why Kwik Fill was not on the agenda for tonight for their proposed driveway cut to Reservoir Road. CEO O'Keefe indicated to Chair Griffo that Kwik Fill had spent more money than they are planned on remediation of the site, therefore would not be proceeding with that request at this time.

CEO Maxwell stated that he believes that at this time, Kwik Fill is willing to grant the Village a sidewalk easement. The Board was glad to hear that this would happen right away.

S. Richardson asked about the house on the corner of Lima Road and Kimberly Drive that appears to have enclosed their garage and left the outer part of it with plywood. CEO Maxwell stated that they do have a permit for this.

S. Richardson wondered why they were not required to fully enclose where the garage door used to be. CEO Maxwell stated that the building permit is valid for one year and after one year it then can be renewed if requested, therefore at this time, there is nothing he can do.

D. Farthing asked about the former gas station at the corner of Route 20A and Center Street across from the fire hall which has been converted into the local Democratic Headquarters. CEO Maxwell stated that they have been issued an operational permit for this.

CEO Maxwell stated that the reason we have not yet seen any movement on the Nexgen property next to Wal*Mart is because the project is out to bid for the fourth time.

Chair Griffo stated that he spoke with a Department of Environmental Conservation representative when they were at the Waring property on Lakeville Road across from the Kwik Fill. Chair Griffo stated that the DEC representative indicated to him that clean up of the Waring site is almost complete.

CEO Maxwell stated that the Church of Latter Day Saints is planning to break ground in October.

CEO Maxwell stated that CEO O'Keefe had met with Mark VanEpps, Developer/Owner of Cedarwood Estates regarding the large dirt pile on site that the Village has received several complaints about and Mr. VanEpps has received a letter from the Village Attorney about. CEO Maxwell stated that he would need to ask CEO O'Keefe about the outcome of that meeting and report back to the Board.

CEO Maxwell stated that the SUNY Geneseo is back in session and his office has received several phone calls from concerned parents regarding the condition of their child's off campus living quarters.

6. Other Business:

Chair Griffo asked CEO Maxwell about the proposed sunset clause, the Board had discussed earlier in the year at a work session. CEO Maxwell stated that he, Attorney Reynolds and Engineer DeHollander need to meet to discuss it further.

R. Freiburger stated that he, Chair Griffo and D. Farthing had gone on the Conesus Lake Watershed land and boat tour on August 19th. All agreed that the tour was beneficial and interesting.

7. Meeting Closed:

With no further discussion, S. Richardson moved to close the meeting at 7:49PM with second from C. Nesbitt. The motion passed with ayes from M. Griffo, R. Freiburger, C. Nesbitt, S. Richardson and D. Farthing.

Aprile S. Mack, Secretary

No September 2008 Meeting