

Village of Geneseo  
Zoning Board of Appeals  
Public Hearing For  
Genesee Valley Conservancy, Rep.: Benjamin Gajewski  
Lima Road and Cavalry Road at the trail heads  
Tax Map ID# 81.5-1-36 & 81.5-1-76.13  
March 17, 2009, 4:30 p.m.  
Meeting 2: Tabled & reconvened

Present:

Chair Carolyn Meisel  
Marlene Hamilton  
Paul Schmied  
Thomas Wilson

Absent:

Gail Dorr

Applicant:

Benjamin Gajewski, Representative  
Genesee Valley Conservancy (GVC)  
Oliver Chanler, Briar Patch LLC

Public:

Ronald & Patricia Scott

Chair C. Meisel reconvened the tabled public hearing at 4:35 p.m. and asked B. Gajewski to present his revised signs.

B. Gajewski stated he reviewed public comments made at the March 3, 2009 hearing and spoke with neighbors for feedback before redrawing the signs. The Lima Road redraft is much smaller in size, will be placed parallel rather than perpendicular to the road and the site location has been moved back from the roadway approximately sixty-five (65') feet. This puts the sign in line with Josephine's (Deragon) house. This is back far enough to be less visible from the road but not into the tree line. A "no parking" symbol has been added as a deterrent to vehicles parking along Lima Road and a brochure box is attached to the support post. Height of the sign has been reduced from seven (7') feet to four (4') feet. The sign size has been reduced to a twelve (12") width with three (3") inch lettering simplified to "GVC Trail".

Chair C. Meisel invited the Scotts, Lima Road residents, to comment. P. Scott stated the sign is much better than the first sign presented. R. Scott remarked that the sign is better but he was not looking for any sign to be erected.

B. Gajewski responded he had tried various placements for the sign. If placed back into the bushes, the sign is not visible. Placing it closer to the road would encourage parked vehicles but at a sixty-five (65') foot setback and in line with the house, it is still visible to walkers but much less visible to vehicular traffic. O. Chanler stated that while pedestrian friendly, the sign will still be visible to traffic if one is looking for it.

P. Schmied asked whether GVC had considered the fencing discussed at the March 03, 2009 meeting. B. Gajewski replied the GVC felt the fencing was too much for the property and would appear as a barricade to pedestrian traffic as well as vehicles. R. Scott remarked he does not want vehicles stopping and parking there. He stated he will call the police and have parked vehicles towed if necessary. B. Gajewski stated the GVC would prefer not to get into the expense of a parking area and felt neighbors did not wish to have a parking area at the Lima Street entrance. The minimized sign with the "no parking symbol" and brochures should minimize problems.

The Cavalry Road sign is less intrusive with a height reduction from seven (7') feet to four (4') feet stated B. Gajewski. He has changed the orientation of this sign as well. It will be placed parallel to Cavalry Road rather than perpendicular to it. It was reasoned this would encourage people to pull off Avon Road and park along Cavalry Road. The redrafted sign has two poles as suggested with a brochure box attached and signage identifying the property. It is a little wider than the original but still within the four (4') square feet originally requested.

C. Meisel inquired whether GVC really wanted the sign to face Cavalry Road and to be one (1) -sided rather than the original two (2) sides. B. Gajewski commented the sign logistically seems to work better facing Cavalry Road. C. Meisel commented it was her understanding that GVC was looking to raise public awareness; the original suggested sign would be visible from Avon Road. B. Gajewski replied they would prefer to direct attention to Cavalry Road. O. Chanler stated the sign is a way for new comers to the area to find the trail head more readily. B. Gajewski said he frequently must direct people as pedestrians often can't see the trail head.

Chair C. Meisel asked if the public present had further comments; there was none.

With no further discussion, M. Hamilton moved to approve the appeal by the Genesee Valley Conservancy, represented by Benjamin Gajewski appellant, for permission to erect two free standing signs when only affixed signs are allowed in a residential district and said signs shall not exceed two (2') square feet in size per Section 130-20(C)[1] of the Zoning Code of the Village of Geneseo on property located at Cavalry Road and the intersection of the sidewalk at the trail head, tax map Id# 81.5-1-76.13 and 215 Lima Road at the trailhead, tax map Id#81.5-1-36; with the Lima Road sign to be set back sixty-five (65') feet from the road; the Lima Road sign to be four (4') feet in height with a sign face of one (1') foot by one (1') foot, lettering to be three (3") inches tall, mounted on a single four (4') foot by four (4") inch post and the Cavalry Road sign to be four (4') feet in height mounted on two four (4') foot by four (4") inch posts with a sign face two and one-half (2 ½') feet in width and one and one-half (1 ½') feet in height, lettering to be two (2") inches tall (as per the March 13, 2009 redrafts). P. Schmied seconded the motion. The vote was as follows: Chair C. Meisel – aye; M. Hamilton – aye; P. Schmied – aye; and T. Wilson- abstained. The vote carried.

O. Chanler and B. Gajewski thanked the Board and exited the hearing.

Minutes of the March 3, 2009 meeting were reviewed. T. Wilson moved to accept the minutes as corrected. P. Schmied seconded the motion. The vote was as follows: Chair C. Meisel – aye; M. Hamilton- aye; P. Schmied – aye; and T. Wilson – aye. The motion carried.

M. Hamilton moved to close the public hearing and the meeting. Chair C. Meisel seconded the motion. The vote was as follows: Chair C. Meisel – aye; M. Hamilton- aye; P. Schmied – aye; and T. Wilson – aye. The motion carried. The Public Hearing closed at 5:05 p.m.

Debra L. Lund  
Secretary