

Members Present:

Matthew W. Griffo, Chair
Susan Richardson
Dori Farthing
Claren Kruppner
David Woods

Other Village Representatives Present:

Code Enforcement Officer Dean O'Keefe
Livingston County Planning Board Representative
David Matthews

Public Present:

None Present

1. Meeting Opened:

Chair Griffo opened the meeting at 4:00pm.

2. Meeting Minutes:

The December 15, 2010 meeting minutes were reviewed. D. Farthing moved to approve the minutes as presented. C. Kruppner seconded the motion. The motion passed with ayes from: M. Griffo, S. Richardson, D. Farthing and C. Kruppner. D. Woods abstained, as he was not present at that meeting.

3. Code Enforcement Office Report:

December 2010

Building Permits:	3
Zoning/sign Permits:	3
Rental Housing Inspections:	1
Fire Inspections/Operating Permits:	5

Code Enforcement Officer O'Keefe reported that Secretary Mack had sent a letter to University Cardiovascular Associates at 38 East South Street regarding their dumpster location and it is not currently enclosed as per Code. UVCA called on January 18th and stated that they plan to move the dumpster to the rear of the parking lot and enclose it when weather permits. The Board agreed that the Code Enforcement Office could issue them a building permit, but that they would like to see the exact location and orientation. It was agreed that the only way for the garbage trucks to get to the dumpster to empty it was if the gates were facing Route 20A.

Some concerns from the Board were mentioned regarding the Byrne Dairy property:

- Air conditioners have never been enclosed.
- Some trees at the rear property line are dead.
- Store deliveries are being made during the day.
- When spring/summer hits will there be parking issues?

It was noted that the air conditioners are enclosed; just not they way the Board envisioned. CEO O'Keefe stated that he would look at the trees and if they needed to be replaced in the spring. Regarding the deliveries, there is not much the Board can do regarding the parking concerns as per Code; they have the required number of spots.

CEO O'Keefe presented the Board with a colored rendering of the temporary Papa Jay's sign that will look exactly like the permanent carved sign. The Board agreed that they want to see a colored rendering from the sign maker with proper color names.

4. Town Planning Board Update – David Woods:

D. Woods stated that the Town Planning Board had met on January 10th and January 24th. The Wind Tamer windmill proposal at the Genesee Country Christian School on Long Point Road was given final site plan and special use permit approval. This Wind Tamer unit was donated to the school and is much smaller than most windmills. This proposal led to discussion regarding changes to the Town Code regarding windmills and the need for provisions for smaller units.

D. Farthing asked if the Town's site plan review process included requesting information on how effective the Wind Tamer would be. D. Woods stated that the current regulations do not require that information and in this case, the school will be using the Wind Tamer as a science project.

David Matthews, Livingston County Planning Board representative stated that the Wind Tamer was approved at the last County Planning Board meeting.

D. Woods noted that at the Town Planning Board's public hearing, one neighbor from the Town was in attendance and they were in favor of the project.

Also on the agenda was a proposed two-lot subdivision of the Myron Brady Jr. parcel at 4286 Reservoir Road. The Board was concerned because the proposed subdivided parcel would have been landlocked with a deeded access easement, therefore the Board asked Mr. Brady to reconfigure the subdivision so that the subdivided out parcel would have road frontage on Reservoir Road.

D. Woods also reported that Coast Professionals on Veteran Drive would be coming before the Board with a proposed addition to their building. However, there are some concerns regarding storm water management that will need to be addressed.

5. Village of Geneseo, NY Façade Renovation Guidelines:

D. Woods stated that the applications for the Façade Renovation grants are due on Monday, January 31, 2011. The same committee that reviewed the guidelines will be reviewing and rating any applications received.

6. KFC/Taco Bell – 4200 Lakeville Road – Site Plan Modification:

The Board was in receipt of a letter dated December 30, 2010 from Design Plus Architects on behalf of KFC/Taco Bell.

The Board was in agreement to the proposed exterior building colors as reviewed and discussed at the December 15, 2010 Planning Board meeting.

However, the Board was concerned with signage and the previous variances granted wondering if the proposed signage conforms to that variance. CEO O'Keefe read from the February 1, 2000 variance granted: "...a sign variance to allow 77.2 square feet of total signage on two sides of the building, recognizing the long side of the building (84'2") as the front, even though it does not face the road." It was noted that the proposed wall signage is 59.35 square feet and for the Route 20A side of the building only. The Board was concerned with this because the variance specifically stated two sides of the building.

The Board was also concerned with the freestanding sign in regards to the new sign face and the footcandles, which are proposed to be less than what they are now.

Discussion followed and it was agreed that the Board still had further questions regarding the signage and a final plan for the proposed should be submitted with a modified site plan with a

signature box for the Chair, Attorney and Code Enforcement Officer along with zoning/sign permit applications with proposed footcandles.

7. 2011 Planning Board Calendar Revision:

The 2011 Planning Board calendar was revised. The Board agreed to reschedule the April 27, 2011 meeting to April 13, 2011 with no work session scheduled for April. The submittal deadline for this meeting will be March 30, 2011.

8. Meeting Closed:

With no further discussion, C. Kruppner moved to close the meeting at 5:05pm. D. Woods seconded the motion and the motion passed with ayes from all.

Aprile S. Mack, Secretary