

Planning Board Regular Meeting- February 18, 2026

Members Present:

Chair Rob Deming
Member Jeff Crane
Member Alison Levey
Member Julie Meyers
Member Mary Kummer - excused

Village Representatives Present:

Janna O'Brien, Secretary
Craig Wadsworth, Code Enforcement Officer
Jeff Boorsma, MRB Group

Others Present:

Jason Carter, MRB Group
Vincent Puzci, Chrisannth Construction
Katie Kosmider, Fast Signs
Mark Chiarenza, NY Flower Depot LLC
Ryan Martin, MJ Dispensary
Alexander Amering, Costich/ Linden Coffee
Jared Dueppengeisser, Linden Coffee

Open Meeting:

Chair Deming called the meeting to order at 4:30pm.

Sign Permits:

1. MJ Dispensary: 4245 Lakeville Road
 - The Board reviewed the sign application and CEO Wadsworth stated that he had no concerns with this application. *Member Levey moved to approve the sign permit, as presented. Member Crane seconded. With no further discussion the motion passed with ayes from all*
2. Conesus Lake BBQ: 116 Main Street
 - The Board reviewed the sign application and CEO Wadsworth stated that he had no concerns with this application. *Member Levey moved to approve the sign permit, as presented. Member Crane seconded. With no further discussion the motion passed with ayes from all*

Site Plan/Special Use Permit:

Public Hearing:

Linden Coffee- 4172 Lakeville Rd

Tax ID: 81.14-1-4.12

- Chair Deming opened the Public Hearing at 4:35pm. It was noted that 6 notices were sent out and 5 were returned. Jared Dueppengiesser, owner of Linden Coffee NY., is asking for approval for a Site Plan and Special Use permit to open a stand-alone coffee shop with a drive thru at the above location. Please note that this matter was referred to the Livingston County Planning Board for their referral and have met with the applicants to discuss their recommendations. Mr. Amering, the engineer for Linden Coffee, announced that after conversations with the NYS DOT, there will be no left turn out onto Route 20A from this

facility. There will be a rear exit accessible onto Reservoir Road to bring customers to the light on 20A. MRB Representative Jeff Boorsma, asked the Board to consider a revised plan that included a 10 ft sidewalk easement, emergency vehicle access, bike rack, and dark sky compliant lighting requirements. Hearing no further comments, *Member Levey moved to close the Public Meeting. Member Crane seconded. The Public Meeting was closed with ayes from all.* Jeff Boorsma, MRB representative for the Village read through the SEQR questions, and each Board member answered. *Member Levey moved that based on the information and analysis, and any supporting documentation, the proposed action will not result in any significant adverse environmental impacts, therefore granting a negative declaration for the application. Member Crane seconded. With no further discussion the motion passed with ayes from all. Member Levey moved to approve the Site Plan application with the stipulation that the revised plan would include recommendations from the Village MRB representative. Member Crane seconded. With no further discussion, the motion passed with ayes from all. Member Levey then moved to approve the Special Use application. Member Crane seconded. With no further discussion, the motion passed with ayes from all.*

Code Update:

Building Permits Issued – 6
Inspections in conjunction with open permits – 24
Building Permits closed – 7
Other Permits issued – 32
Planning/Zoning permits-0
Violations processed – 3
Complaints – 2
Commercial building plans submitted – 0
Residential building plans submitted – 0
FOIL requests – 0

Close Meeting:

Member Levey moved to close the meeting. Member Crane seconded. With no further discussion or business, the meeting closed with ayes from all at 5:02pm.

*Janna O'Brien
Secretary*