

**VILLAGE OF HON EOYE FALLS PLANNING BOARD
SPECIAL SESSION**

OCTOBER 30,2000

MEMBERS PRESENT: Denise Heischman, Chairman
John Hoffman
Tom Judd
Betsy Taylor

ALSO PRESENT: Michael Tobin, Village Attorney; John August, David Dworkin, Jerry Goldman, LLD Associates.

The Board reviewed draft legislation submitted by David Church, Planning Consultant. Changes were made and noted for review.

Other topics discussed by the Board in regards to the West Main Street property included:

- Specific boundaries relating to the area of the proposed development
- Defining the "front" "middle" and "back sections of the property in regards to dimensions and uses
- The size of the proposed development in relation to the rest of the Village
- A discussion on second-story residential uses in the proposed development and building code restrictions
- Keeping storefront character in the new development in compliance with the Citizen's Advisory Committee recommendations in regards to setbacks and parking
- The preservation and expansion of Village characteristics in the new development
- Buffer zones and green spaces
- Parking areas and keeping the area pedestrian-friendly
- Phases of development in regards to sizes and uses
- The establishment of a building park "Master Plan" for the area
- The allowable percentage of impervious surfaces
- The proportion of retail to industrial uses within the development
- Limits on heights and lengths of buildings

The Board reviewed conceptual drawings submitted by LLD Associates. A discussion ensued centered upon readdressing the depth of the district and possible issues of size limitations from buildings. A detailed discussion regarding allowable sizes for buildings ensued. Chairman Heischman slated it would be a good idea to get square footages for existing commercial buildings in the Village to use as a ballpark comparison.

The meeting was adjourned at 11:00 p.m. Another special session was scheduled for November 13. 2000.