

MEMBERS PRESENT: Joe Cooley; Denise Heischman; Brian Hoose; Betsy Taylor; Judy Tobin

ALSO PRESENT: Dan Bassette (181 Monroe St); Charlie Johnson; Robin Hargrave (architect); Ryan Stoner (Mathstone); Hank Besanceney (64 East St)

Chairman Cooley opened the public hearing at 7:31PM.

PRELIMINARY/FINAL SITE PLAN APPROVAL: 25 Norton Street

Robin Hargrave presented floor plans, elevations, color samples and a model for 25 Norton St. Denise Heischman commented that the rear entrance to the corner building didn't seem to fit in with the rest of the model. Robin said there will be a low level roof over the entrance, similar to the roof on the front of the building.

Denise Heischman asked about the setbacks. Ryan Stoner said the setbacks were in line with the existing buildings on Norton Street. Betsy Taylor asked if they will be able to plant large trees on the site. Ryan Stoner said this wouldn't be possible because of the sewer lines.

Chair Cooley asked if the existing walnut tree would remain. Ryan Stoner said he plans to cut down the walnut tree because of its proximity to the parking lot and the potential damage caused by dropping walnuts. Mr. Stoner said he would prefer to plant trees somewhere else. The large maples at the rear of the property will stay.

Betsy Taylor asked about the possibility of planting street trees. Charlie Johnson pointed out that there are power lines in front of the property on Lehigh so trees cannot be planted there. However, the power lines on Norton are on the other side of the street so there might be a possibility there.

Chair Cooley suggested the Board pass the issue of trees on to the Conservation Board. Denise Heischman will act as the liaison.

The Board raised the issue of lighting and Mr. Stoner said he has no plans for lighting around the parking lot. The only lighting will be on the buildings, similar to those at 1 Norton St.

Chair Cooley asked Mr. Stoner to install gutters along Norton St. He agreed to continue the gutters to the end of the property (approximately 200 LF) at his own expense. However, he requested that this not be included in the Letter of Credit. The Board agreed.

The Board filled out the SEQR Part II.

Motion by Judi Tobin, seconded by Brian Hoose, to grant preliminary site plan approval, contingent upon the following:

1. Resolve recommendations made by Conservation Board
2. Resolve any outstanding engineering issues raised by the Village engineer
3. Obtain sub-division approval from Monroe County

ALL IN FAVOR
MOTION CARRIED



Motion by Judy Tobin, seconded by Betsy Taylor, to adjourn the meeting at 8:32 PM.

ALL IN FAVOR
MOTION GRANTED

*Respectfully submitted,
Judi Barrett, Planning Board Clerk*