

Village of Honeoye Falls  
Board of Trustees Meeting  
April 17, 2017

**PUBLIC HEARING:** Local Law to establish rules and regulations for self-storage facility  
in the Traditional Village District of the Village

**REGULAR MEETING:** The Regular Meeting of the Village of Honeoye Falls Board of  
Trustees was called to order by Mayor Milne at 7:00 p.m. with  
the Pledge.

**TRUSTEES PRESENT:** Trustee Worboys, Trustee Stottler, Trustee Pavelsky

**TRUSTEE ABSENT:** Trustee Alfieri.

**STUDENT REPRESENTATIVE:** Conan Gillis

**ALSO PRESENT:** Chief Hansen Cris Milne, Cory Trewer, Dan Bassette, Ed  
Sheidlower, Mike Tobin, Charles Johnson, Andy Less, Joel  
Robinson, David Ford, Brian Anderson

**Minutes** Motion by Trustee Pavelsky seconded by Trustee Worboys to  
approve minutes of 3-21-17. Motion carried.

Motion by Trustee Stottler seconded by Trustees Worboys  
To approve budget Public Hearing Minutes of 4-3-17. Motion  
carried.

Motion by Trustee Worboys, seconded by Trustee Stottler to approve the Annual Meeting minutes of April 3, 2017. Motion carried.

**ABSTRACT NO. 11** Motion by Trustee Pavelsky seconded by Trustee Worboys that upon an audit of Abstract No. 11 of 2017 that approval be given for payment of the General Fund, including the Sewer Fund and Capital Project fund in the amount of \$13,9126.48, Vouchers #144766-144773, 144781-144787,144801-144854.General Fund in the amount of \$75,084.50 Sewer Fund in the amount of \$16,351.98 and Capital Projects Fund in the amount of \$47,690. Motion carried.

Recognition of Citizens; None

### **Mayor's Report – Village Board Meeting**

Deputy Mayor Pavelsky will be attending the Association of Villages Dinner for me this coming Thursday as I have been called out of the Village on business and cannot attend. Spencerport is hosting the meeting and I appreciate Jerry handling this.

- I have not heard anything further from the MCSD regarding HYDE Park. I have reached out for an update.
- Thank you to Melissa and Gina for the help in setting up the NYCOM meeting last Tuesday and for your attendance as well. I thought it was great dialogue overall and definitely a few things for our Village to follow up on as well. (More to discuss at future meetings). NYCOM thought it was very productive and appreciated Honeoye Falls hosting.
- I have been asked to be the guest speaker for the Livingston County Association of Village Elected Officials on April 26<sup>th</sup> and look forward to doing so. Topics will be the 2017 State Budget, support (or lack thereof) from the state and the consolidation plan from the governor. I am reaching out to Cheryl Dinolfo regarding Monroe Counties plan.
- NYCOM Annual Business Meeting is (May 7-9) I plan to attend part of the meeting.
- HFMVA discussion with the Town continues and I'll address Later in the meeting.
- Tactical Urbanism/Arbor Day – Shari to report

- Traveling a lot the next two weeks on business and out of state for a good portion of both weeks. (will coordinate with Jerry Pavelsky)

## TRUSTEE REPORTS

### Trustee Stottler:

Arbor Day this Saturday, "Parklets" will be constructed starting at 8am on Saturday there will be a Proclamation from Mayor Milne and a sapling giveaway

### Trustee Worboys; no report

Trustee Pavelsky. Trustee Pavelsky will be in Batavia on 5/18. Kiwanis club Golf tournament is 8/28. Fire Department dinner went well, Ambulance dinner is the 19th of April, Mayor Milne will pick up the food. The Domestic Violence Breakfast was very well attended.

## Student Representative

Conan reports that this is the start of Spring Break. Unified basketball has started and AP testing will begin in 3 weeks. Conan will reach out to potential new Student Representation for next year.

**Administrators Report:** all items covered with in the agenda

## DPW REPORT APRIL 2017

- Brush pickup has started
- Community Garden is close to being ready

- Finger Lakes Tree will be doing the annual tree trimming and removals this year.
- Tree planting at the High School April 28<sup>th</sup>, a memorial for Jim Shepard
- Paving of West Main Street began Today the 17<sup>th</sup>
- Mowing has started
- Landscaping will begin next week
- Setup for tactical urbanism on Friday, two guys will also help on Saturday
- New flow meters are ready to install in sanitary sewers to try and find our infiltration problem
- UV project continues to move forward
- Defib 59 sold at auction for \$1275
- CHIPS monies were released

Clerks report. Exciting Election. The office staff is very busy with end of the year coming up, the election, and tax season.

## VILLAGE OF HONEOYE FALLS

Michael J. Tobin, Village Attorney

### MARCH-2017- Legal Services

DATE	DESCRIPTION	TIME/HRS.
3/6/17	REVIEW AND DISCUSS VARIOUS ZONING MATTERS WITH MAYOR; PREPARE FOR AND MEET WITH MS. HURLEY AND MR. ANDERSON AS FOLLOW UP TO BOARD OF TRUSTEES MEETING; IDENTIFY ACTION ITEMS, ETC.; DISCUSS CEMETERY FUNDS AND USE OF SAME; PREPARE FOR AND ATTEND PLANNING BOARD MEETING.	4.3
3/7/17	FOLLOW UP TO PLANNING BOARD MEETING; FINALIZE ZONING AMENDMENT FOR SELF STORAGE PER PLANNING BOARD INPUT, PREPARE NOTICE OF PUBLIC HEARING AND	2.5

	FORWARD TO MS. HURLEY AND MAYOR AS WELL AS LOCAL LAW.	
3/8/17	REVIEW AND MODIFY BID INSTRUCTIONS FOR AMBULANCE REMOUNT VEHICLE; FORWARD TO MR. ANDERSON; REVIEW AND DISCUSS DOL CLAIM FILED BY FORMER EMPLOYEE WITH MR. ANDERSON.	1.8
3/14/17	RESEARCH ISSUE OF VILLAGE CREATING ONE WAY STREET; MEMO TO MAYOR ADVISING OF SAME.	1.8
3/16/17	PREPARE FOR AND CONFERENCE WITH MS. HURLEY AND MR. ANDERSON TO REVIEW AND DISCUSS AGENDA FOR 3/20/17 MEETING AND PUBLIC HEARING FOR ___ ZONE CHANGE AND BIDS FOR REMOUNT; DISCUSS ZONING REVISION WITH MAYOR; PREPARE REPORT TO MAYOR AND TRUSTEES AND LEGAL SERVICES FOR FEBRUARY, 2017.	
	<b>TOTAL</b>	<b>14.3</b>

## CEO REPORT

# Building Department Report

## March 2017

### Permits Issued

- 18 Fairlawn Fence
- 27 Pride Gazebo
- 67 Peer Addition
- 345 W Main Tent
- 90 Cheese Factory Deck
- 194 Ontario Addition

### Certificate of Occupancy Issued

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### Certificate of Compliance Issued

- 56 Ontario Interior Renovations
- 22 Church Solar

- 167 Monroe Barn
- 18 Fairlawn Fence

### **Complaints**

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- Two false alarms at Lower Mill on 3/10 due to liquid spill from coffee station to a single detector.

### **New Business**

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- Pinebrook Apartments: First building has all 16 apartments complete. Second building has all sheetrock installed. Third building has mechanical installations underway. Clubhouse is nearly complete.
- Kuger Café located at 28 East Street is almost open. This is a micro coffee shop operated by Ken Tomaszewski.
- 29 Maplewood had an electrical fire in the second floor apartment on 3/8. Most of that apartment's contents were destroyed. Harold Coogan, former high school art teacher, was the occupant. The two family home suffered some structural damage to the roof. Both apartments were not habitable as a result.

### **Boards**

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- Planning Board: Approved garage addition at 67 Peer, approved rear addition at 194 Ontario, approved landscaping modifications at Pinebrook, concept review of 12 Monroe St to be commercial use, reviewed self storage zoning change in TV Zoning District per Trustee request. No applications pending for April.
- Zoning Board: No meeting. Applications pending for April: 6 North Main to interpret that a pet grooming business is similar to a hair salon.

### **Permits**

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Last permit issued in March was #11. Compared with last year at this time permit number was #11.

## **Emergency Services**

**Chief Sheidlower:** no report.

### **Chief Hansen:**

Squad 566 Committee:

Presentation

~Ladder 560 Committee:

Air system for air breaks.

~Engine 562 *Committee* is underway.

2020

~Incentive program

Fuel cards for quarterly top 3

Leather helmets for FF of the year

- Jackets for older members at certain milestone
- ~Fire House Improvement Committee  
Garage door openers installed. Work great!!  
Getting quotes for the front windows and two smaller windows (see attached)
- ~New Gear  
Grants for gear is in the works. Will be working with a group out of CA for grant writing. Cost is about \$1,000 to \$2500. Will be going with grants that we know we can get and not waste money. Cost of grant writers comes out of grant money.
- ~SCBA  
Types/Grants  
Other departments
- ~Visibility within the community and department  
Face Book Page is being updated as events happen.  
Instagram now being used  
News- Channel 10 may be out for the open house on 29Apr  
Hydrant detail was good visibility for department.  
Recruitment for Explorers underway  
New Class B uniforms. for more professional look but maintain function.
- ~Easter Egg Hunt, went well.

### **OLD BUSINESS:**

Discussion: The Village will be switching from Med-ex to PAB hopefully in August

### **NEW BUSINESS:**

#### **Budget Adjustments**

Kerry

Motion by Trustee Pavelsky, seconded by Trustee Worboys to approve budget adjustment made by Deputy Clerk/Treasurer Hoffman. Motion carried.

#### **Discussion:**

## Fire Truck Needs

Presentation by Assistant Chief Trewer, and Lieutenant Cris Milne. 566 squad needs replacing. They are looking at a 4 door chasis and getting away from diesel. The present truck is not used to its potential due to lack of crew space

Churchville is working on a new model, that will be at the Chiefs' Association show in August. They will visit other departments with Churchville to view other apparatus . They are still talking about what to do with the old one. It is a 2002 with 40,000 miles and Asst. Chief Trewer feels it will sell quickly. They will come back with a formal proposal.

## PUBLIC HEARING

Motion by Trustee Pavelsky, seconded by Trustee Worboys to open the meeting at 7:45 and keep in open till 8:15pm  
Motion carried. The Clerk read the notice:

### **VILLAGE OF HONEOYE FALLS NOTICE OF PUBLIC HEARING**

**PUBLIC NOTICE** is hereby given that there has been presented to the Board of Trustees of the Village of Honeoye Falls, on March 20, 2017, a local law which is proposed to establish rules and regulations for self-storage facility in the Traditional Village District Zone of the Village.

Therefore, pursuant to statute, the Board of Trustees of the Village of Honeoye Falls will hold a Public Hearing on the local law at the Village Hall, 5 East Street, Honeoye Falls, New York at 7:45 PM on April 17, 2017, at which time all persons interested will be heard. Copies of the proposed local law can be obtained and reviewed at the Village Office.

Dated: March 21, 2017

Danny Bassette felt the wording in paragraph 8 is too wordy. He said the second sentence is not needed. It should end after the first sentence

Motion by Trustee Pavelsky, seconded by Trustee Worboys to close the public hearing at 8:16 p.m. Motion carried.



Motion by Trustee Pavelsky, seconded by Trustee Stottler to adopt the following resolution:

WHEREAS, correct copies of a resolution to amend Chapter 190 of the Village Code to establish rules and regulations for self-storage facility in the Traditional Village (TV) District of the Village were placed upon the desks of all members of the Board of Trustees of the Village of Honeoye Falls, New York, more than seven (7) days, exclusive of Sunday prior to the Public Hearing, and

WHEREAS, there was duly published in the Sentinel and posted upon the bulletin board, maintained by the Village Clerk of the Village of Honeoye Falls, New York, a notice of public hearing on the 17th day of April 2017 and

WHEREAS, the said public hearing was held on the 17<sup>th</sup> day of April 17, 2017, at 7:45 pm, local time, at the Village Hall, 5 East Street, Honeoye Falls, New York, and all people's present were given an opportunity to be heard, whether speaking in favor of or against adding a Chapter to the Village Code to permit fund raising events in the Village, and

WHEREAS, no one spoke against adding a Chapter to the Village Code permit self-storage in the Village, and

WHEREAS, subsequent to the closing of the said public hearing and after all persons interested had been heard, the Village Board considered adding a Chapter to the Village Code to allow self-storage facilities in the Village;

Now, on motion duly made and seconded, it was

RESOLVED, to add a Chapter to the Village Code to allow self-storage facilities in the Village.  
The resolution was duly adopted.

**1. § Section 190-6. Definitions. Self Storage**, self-service storage and also known as mini storage is a facility in which storage units such as: rooms, lockers, containers, and outdoor space, are rented to tenants on a month-to-month basis. Self-storage tenants shall include businesses and individuals. Access to the storage units can be from individual unit doors on the exterior of a building or from a common corridor on the interior of a building.

**2. § 190-39. Special exception uses.**

The following uses and their customary accessory uses are permitted upon issuance of a special use permit pursuant to **Article XIII**.

- A. Nursery schools, licensed day care.
- B. Accredited bed-and-breakfast facilities.

- C. Accessory apartments.
- D. Customary accessory structures, including homes, farms, and garden operations or uses.
- E. Private swimming pools.
- F. Water conservancy and fire protection ponds.
- G. Fire stations, municipal offices or other governmental buildings of similar character.
- H. Theaters or motion-picture theaters, other than an outdoor drive-in theater.
- I. Customary accessory uses, buildings or structures to a special exception use.
- J. Repair garages.
- K. Light industry. [Amended 6-15-1998 by L.L. No. 4-1998]
- L. Self Storage Facility.**

### **3. § 190-135 Special Conditions and Safeguards.**

#### **O. Self Storage Facility**

1. All new construction, whether a new building or an addition, or any modification of a current site shall require a site plan approval by the Planning Board.
2. All utilities serving a site containing self storage use shall be placed underground.
3. Thirty five (35) percent of the total parcel area must be green space. Any buffering areas may be included in calculating required green space.
4. Maximum lot coverage including buildings and gravel and paved areas shall not exceed sixty five (65) percent of the total parcel area.
5. No construction or impervious surfaces shall be permitted within seventy five (75) feet of the center line of any stream classified by the New York State Department of Environmental Conservation under Article 15, Title 5, of the New York State Environmental Conservation Law.
6. Vehicular entrances and exits shall be controlled by curbing.
7. All access roads to the site and all internal areas on which vehicles operate shall be paved.
8. The lot area shall be a minimum of three acres and a maximum of six acres of any parcel in existence at the time of the effective date of this code section. The merging or resubdivision of lots to create the required lot area is prohibited.
9. The minimum lot frontage shall be seventy five (75) feet at the street line.
10. All buildings shall be a minimum of fifty (50) feet from any property line.
11. Maximum building size for each building shall be 12,000 square feet in area. Buildings shall not exceed twenty four (24) feet in height.
12. Building facades facing streets or visible from any street shall be designed in

accordance with § 190-140 Village Character and as approved by Planning Board.

13. Whenever a residential use abuts a site developed as a self storage facility, a thirty (30) foot wide fully landscaped buffer shall be provided along the full length of the common boundary. This buffer area shall be planted and perpetually maintained with live trees and shrubs at least six feet in height and shall have such other grading and landscaping as necessary to visually and audibly screen the self storage activity from the residential use. The design and maintenance plan of the buffer area shall be approved by the Planning Board during its review of the site plan. Fences, walls or hedge or screen plantings may be required by the Planning Board, such as may be deemed necessary to protect the residential quality of adjacent property.
14. Outdoor storage of motor vehicles, boats and trailers shall be shielded from street view by fencing, landscaping or other appropriate measures required and approved by the Planning Board. The outdoor storage area shall be a minimum of seventy five (75) feet from the property line of any abutting residential use and fifty (50) feet from any other property line.
15. All exterior lighting shall comply with Article XVII Lighting.
16. Storage units are prohibited from being used for residential use of any kind or for any purpose other than storage.

4. This local law shall take effect upon filing with the Secretary of State.

**Resolution:**

Zombie Property  
Letters

Motion by Trustee Stottler seconded by Trustee Pavelsky  
To approve the dissemination of Zombie Property letters to 3  
delinquent properties and any other that may arise. This item needs  
to be approved at the Annual Meeting in the future. Motion  
carried.

**Resolution:**

Movies in the Park

Motion by Trustee Worboys, seconded by Trustee Stottler  
To approve the Chamber's Movies in the park at HAP. 7/7,7/28,

8/11. Motion carried

**Resolution:**  
**Chatfield Engineers**

Motion by Trustee Stottler seconded by Trustee Pavelsky  
To approve payment application #3 and Motion by Trustee  
Pavelsky seconded by Trustee Worboys to approve Change Model  
Order No.1 from Chatfield Engineers.

**Resolution:**  
**Summer Laborer**

Motion by Trustee Pavelsky seconded by Trustee Worboys  
To approve annual seasonal laborers: Nicole Voorhees, Gabriel  
Cole, and Hunter Zimmer. Motion carried

**Resolution:**  
**Back Hoe Purchase**

Motion by Trustee Stottler seconded by Trustee Worboys to approve the  
purchase of 2017 Caterpillar back-hoe in the amount of \$48,574.00 after  
trade in, in the amount of \$40,000, at minimum, Purchase cost to be  
taken out of Sanitary Sewer equipment. Motion carried.

**Resolution:**  
**Final Abstract  
Meeting**

Motion by Trustee Worboys, seconded by Trustee Stottler  
to approve May 23, 2017 at 4:30 pm for a final abstract  
meeting for the fiscal year 2016/2017. Motion carried

**Summer Recreation**  
**Inter-municipal Agreement**

Motion by Trustee Pavelsky, seconded by Trustee Worboys to  
approve the Summer Recreation Contract between the Honeoye  
Falls Lima School district, the Town of Mendon, The Town of  
West Bloomfield and the Town and Village of Lima. Motion  
carried.

**Resolution:**  
**Farmer Market**

Motion by Trustee Pavelsky seconded by Trustee Stottler  
to approve a special permit for a 10 week Farmers Market to be located in  
the Tractor Supply Parking lot. We need to know 1. If the main office of  
Tractor Supply knows about this.2. If they have insurance naming The  
Village of Honeoye Falls. 3. If they have let the neighbors know and make  
sure they know; no liquor is to be served. Approval is given for 10 weeks  
and they may return to ask for 9 additional weeks. Motion carried.

**Resolution:**  
**HFMVA**

- Application Motion by Trustee Pavelsky, seconded by Trustee Stottler to approve the Volunteer Application of James Scrimale. Motion carried.
- Resolution:**  
HFMVA Motion by Trustee Worboys seconded by Trustee Pavelsky to approve the Volunteer application of Catherine Powell, pending D&A screening. Motion carried.
- Resolution:**  
HFFD Motion by Trustee Pavelsky, seconded by Trustee Worboys to approve the Auxiliary application of Leah Dalton the HFFD. Motion carried
- Resolution:**  
Arbor Day  
Proclamation Motion by Trustee Pavelsky seconded by Trustee Worboys to adopt a Proclamation for Mayor Milne to present at the Arbor Day Celebration on April 20, 2017. Motion carried.
- Resolution:**  
Remount Bid Motion by Trustee Pavelsky seconded by Trustee Worboys to approve the Remount Bid from Northern Specialty vehicles in the amount of \$97,876.00 (ninety-seven thousand, eight hundred seventy-six dollars) Motion carried.
- Discussion:**  
**Steinmetz Planning**  
The Village is considering hiring the Steinmetz group to do a review on our Zoning District/Codes for the Village. At the May 15,2017 Board Meeting and Molly and John will be there to discuss.

**Resolution;**

**SEQR**  
**Modification to Traditional Village Zoning Board**  
**April 17, 2017**

Motion by Trustee Pavelsky seconded by Trustee Stottler to approve The Village of Honeoye Falls as the Lead Agency for the SEQR process:

Trustee Stottler: aye  
Trustee Worboys: aye  
Trustee Pavelsky: aye  
Mayor Milne: aye

Motion carried.

**SEQR**  
**Modification to Traditional Village Zoning Board**  
**April 17, 2017**

The SEQR , 617.20, Appendix A, Full Environmental Assessment was reviewed in its entirety, Parts 1 and 2 with the Board of Trustees. The Board unanimously agreed with the answers to all the questions.

Motion by Trustee Pavelsky, seconded by Trustee Stottler, that the Board of Trustees finds no significant adverse impact to the environment from the Modification to Traditional Village Zoning District, and approves Mayor Milne to the sign the SEQR form at the end of Part 2.

Trustee Stottler: aye  
Trustee Worboys: aye  
Trustee Pavelsky: aye  
Mayor Milne: aye

Motion carried.

**Discussion:**

Joel Robinson

Joel Robinson is interested in buying 12 Monroe St next to the Monroe St. Parking Lot to potentially open a café/restaurant. They will meet with Charles Johnson to start the process of making a formal application asking the Village to change the zoning.

**Adjourn**

Motion by Trustee Pavelsky, seconded by Trustee Stottler to close the public meeting at 9:40 and go to executive session. Motion carried

Motion by Trustee Pavelsky, seconded by Trustee Stottler to adjourn the meeting at 10:07.