

Honeoye Falls Village Zoning Board

Meeting Minutes October 26, 2015

Members Present: Hank Besanceney, Patrick Brennan, Stephanie Tolan, Mark Donahoe, Barry Kissack

Also Present: Michael Tobin (Village Attorney), Charlie Johnson (Code Enforcement Officer), Mary Szlosek, J.R. Lynch, Matt Kerwin, Paul Deturck, and Dan Bassette

Chairman Besanceney called the meeting to order at 7:30 p.m.

Meeting Minutes Approval

A motion to approve the July 27, 2015 and August 24, 2015 meeting minutes as written was made by P. Brennan and seconded by M. Donahoe. Motion carried.

Special Exception Use – Village Square Boulevard – Crown Castle

The applicant, Crown Castle, is requesting approval for a Special Exception Use pursuant to Village Code Section 190-57.3 to construct a 130 foot telecommunications tower.

Agent for the applicant, Matt Kerwin, stated Crown Castle is proposing to increase the height of the tower by 5 feet to accommodate a new antennae bracket Verizon is now using.

M. Kerwin stated that the carrier of the tower would be Verizon Wireless. It has been determined that there is a coverage gap for 4G. The height of the tower is determined by topography, trees, and coverage capacity. This tower would cover gap between two existing towers in the area. It is a monopole facility. The parcel is 67 acres. Crown Castle is proposing a 20 foot wide utility access easement which would include a 12 foot wide driveway. The pole will be in the northeast corner of the parcel. It will be a standard compound area, a 100 x 100 foot leased area surrounded by a 6 foot fence. The plantings will be a double row as requested by the Conservation Committee. There will be a 12 x 30 equipment shelter operated by Verizon Wireless. There will be an ice bridge for the cables. Verizon proposes a 12 panel antennae, 4 in 3 different sectors.

Crown Castle is requesting variance approval for the lease area. There is a break point midway on the tower, at 85 feet. The top 50 feet of the tower would fall within the lease area.

The Planning Board had asked Crown Castle to address a few things in the plans. The revised plans the ZBA currently has now include the grading and erosion plans and details regarding the access road construction. The balloon test has been completed, but pictures are not available for this meeting.

Chair Besanceney opened the meeting for public comment.

Paul Deturck asked for clarification of the special exception use, clarification on the height increase of the tower, and visual impact. Chair Besanceney explained the special exception use, and M. Kerwin talked about the need for increased height because of the new antennae Verizon will use. M. Kerwin explained the balloon test. M. Tobin explained that the Planning Board will be looking at the visual

impact of the tower through the SEQR process. P. Deturck also expressed concern about the design not blending in with the character of the village. He had concerns about future building prospects surrounding the tower. M. Tobin explained the zone is light industrial which would mean any building would have to be at least 60 feet from the lot line in the rear and 25 feet at the side.

Chair Besanceney closed the meeting for public comment.

The Board discussed the option of passing the resolution pending approval by the Planning Board. M. Kerwin preferred having the SEQR process done by the Planning Board first. The Board agreed to leave the public hearing open until the November 23, 2015 meeting.

A motion was made by B. Kissack to adjourn the meeting at 8:21 p.m. S. Tolan seconded. Motion unanimously approved.

Respectfully submitted,
Patty Pragle
ZBA Clerk