

Village of Scottsville
Planning Board Meeting
Thursday, April 11, 2019 – 7:00pm
Meeting Minutes

Call to Order: Co-Chairman Kyle Burns called the Thursday, April 11, 2019 Village of Scottsville Planning Board meeting to order at 7:00 pm.

Pledge of Allegiance

Roll Call:

Present: Kyle Burns, Co-Chair
Tom Knitter
Andy Fraser
Tom Sands
Kevin Norton
Also Present: Anne Hartman, Clerk

Approval of Minutes:

Motion: made by Tom Sands and seconded by Thomas Knitter to approve the minutes of the Thursday, March 14, 2019 Planning Board Meeting as submitted.

Vote: Carries (5-0)

Kyle Burns	AYE	Tom Sands	AYE
Thomas Knitter	AYE	Kevin Norton	AYE
Andy Fraser	AYE		

Public Hearing – 32 Main St.

Co-Chair Burns opened the public hearing by reading the notice from the Sentinel at 7:01pm.

**Village of Scottsville
Notice of Public Hearing**

NOTICE IS HEREBY GIVEN that Pursuant to Section 170-26 of the Code of the Village of Scottsville, the Planning Board will hold a Public Hearing at the Wheatland Municipal Building, 22 Main Street, Scottsville on Thursday, April 11, 2019 at 7:00 pm, to consider the following:

The application of Victory Hill Land Company as agent for Dr. Henry Paszko to request a Special Use Permit to modify a 370 square foot area at the rear of 32 Main Street, Scottsville, NY 14546 into a studio apartment in the Central Business District. The Tax ID parcel #200.38-1-17.

All interested persons will be given an opportunity to ask questions and learn more at the time and place set herein.

A copy of the application is available at the Office of the Village Clerk where it may be inspected by any person during office hours. Office hours are Monday 7:30 am – 8:00 pm, Tuesday – Thursday 7:30 am – 4:00 pm and Friday 7:30 am – 1:00 pm.

Public Comment opened at 7:03 pm.

Kip Finley – Difficult to keep building rented, this addition will bring in a steady income to help with maintenance and taxes.

Amy Souers, 9 Chili Ave. – wanted clarification of where this is located in the building, concerned that the business district is being chipped away.
 David Shero, 53 Bowerman Rd. – concerned this trend of putting residential in the CDB will continue
 Leslie Wagar, 7 Chili Ave – not in favor of this, it may set a precedence
 Dr. Henry Paszko, 32 Main St. – front has been vacant since Fall 2018, studio apartment will provide some income to maintain the building and bring residents to support local businesses.

Public Comment closed and Board Comment opened at 7:33 pm.

Tom Knitter – Each situation will need to be considered individually, owner has been doing his due diligence to keep businesses in and the building is being maintained
 Andy Fraser – This is not an empty store front, it is not a desirable place for a business

Conditions added to the Special Use Permit – rescinded upon transfer of ownership, less than 5% of building space, shall maintain rear access, no street scape, require a CofO and provide off street parking. Read from code CBD Guidelines – Chapter 170-26, Section 2 *Maintain the dense concentration of commercial, office, civic, cultural, and residential uses that create a mixed-use environment that contributes to the vitality of the CBD and fosters pedestrian activity.*

Kyle Burns – It is in the back of the building not on Main St.

Board Comment and public hearing closed at 7:40 pm.

Motion: made by Andy Fraser and seconded by Kyle Burns to approve the request for a Special Use Permit to modify a 370 square foot area at the rear of 32 Main Street, Scottsville, NY 14546 into a studio apartment in the Central Business District with the stipulation that the SUP will be rescinded when the property changes ownership, less than 5% of building space, shall maintain rear access, no street scape, require a CofO and provide off street parking.

Vote: Carries (5-0)

Kyle Burns	AYE	Tom Sands	AYE
Thomas Knitter	AYE	Kevin Norton	AYE
Andy Fraser	AYE		

Public Before the Board

No other public

Code Enforcement Officer Report

Permits Issued

711 North Road Lab Renovation

Permits Finalized

45 Chili Avenue Roof Mounted Solar

Code Enforcement

32 Main Street Paper in windows, rubbish in doorway, Removed
 67 Rochester Street Tires and rubbish around building, requested that it be removed.
 222 Briarwood Reroof no permit

Fire Safety Inspections

1 Browns Avenue No concerns noted at time of inspection

69 Rochester Street Reinspection in thirty days
99 Main Street No concerns noted at time of inspection
13 Main Street Reinspection in six months, flooring

New Business

CooperVision Tour – Monday, April 15 at 4:30 pm

Old Business

Planning Board vacancies

Motion: made by Thomas Knitter and seconded by Kevin Norton to recommend Stephen Cullum to the Village Board of Trustees to be appointed to the Planning Board and Zoning Board of Appeals.

Vote: Carries (5-0)

Kyle Burns	AYE	Tom Sands	AYE
Thomas Knitter	AYE	Kevin Norton	AYE
Andy Fraser	AYE		

Adjournment:

Motion: made by Andy Fraser and seconded by Thomas Knitter to adjourn the meeting at 7:53 pm.

Vote: Carries (5-0)

Kyle Burns	AYE	Tom Sands	AYE
Thomas Knitter	AYE	Kevin Norton	AYE
Andy Fraser	AYE		

Respectfully submitted by,



Anne Hartman
Village Clerk