

Village of Scottsville
Planning Board Meeting Agenda
Wheatland Municipal Building
Thursday, October 12th, 2023 – 7:00pm

Steve Cullum
Kevin Marks
Patti Brandes
Mark Smith
Rich Kegler

Agenda

- 1. **Call to Order:** Chairman Steve Cullum called the Thursday, October 12th, 2023 Village of Scottsville Planning Board meeting to order at _____ pm.
- 2. **Pledge of Allegiance**
- 3. **Roll Call:**

Approval of Minutes:

Motion: made by _____ and seconded by _____ to approve the minutes of the Thursday, August 10th, 2023 Planning Board Meeting as submitted.

Vote: Carries (-)

Steve Cullum	Patti Brandes
Kevin Marks	Rich Kegler
Mark Smith	

- 4. **Public Hearing**
Co-Chair Mark Smith continues the discussion from the August 10th Public Hearing.

NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE The Village of Scottsville Planning Board will hold a Public Hearing on August 10th, 2023 at 7:00 pm at the Wheatland Municipal Building, 22 Main Street, Scottsville NY 14546 to review the proposed site plan and EAF for the CooperVision building and property modifications.

All interested persons will be given an opportunity to speak for or against the building modifications at the time and location set herein. Comments may also be sent via email to villageclerk@scottsvilleny.org.

Public Hearing closed at _____ pm.

Motion made by _____ and seconded by _____ to accept the proposed site plan for the CooperVision building modifications as stated.

Vote: Carries (-)

Steve Cullum	Patti Brandes
Kevin Marks	Rick Kegler
Mark Smith	

5. New Business:

Code Enforcement Officer Report, Doug Barber
Building Dept:
CooperVision working on finalizing plans with PB/ZB for expansion.
21 Main Street Addition, Rough framing inspection complete. Next inspection will be insulation.

Permits Closed:

- 24 Browns – Pool
- 4 Browns – Generator
- 34 Chili Ave- Fence
- 55 Chili – Roof
- 34 Scotts/West Hen Rd- Fire Resoration

New Permits:

- 15 West Cavalier- Fence
- 10 Rochester Street- Shed
- 15 Rochester Street – Renovation
- 3 Diana – Roof
- 242 Briarwood- Generator
- 11 Diana- Portch
- 7 Scott Cresent- Wood Stove

Fire marshal:

69 Rochester Street Fire Suppression system up for Hydo Testing. Elmwood Fire working on system will re-inspect in 30 days.

Code:

Working on Heany with Mayor for ongoing noise issues.

6. **Old Business:**

7. **Adjournment:**

Motion: made by _____ and seconded by _____ to adjourn the meeting at _____ pm.

Vote: Carries (-)

Steve Cullum

Kevin Marks

Mark Smith

Patti Brandes

Rich Kegler

Village of Scottsville
Planning Board Meeting
Wheatland Municipal Building
Thursday, August 10, 2023– 7:00pm
UNAPPROVED Meeting Minutes

1. **Call to Order:** Co- Chairman Mark Smith called the Thursday, August 10th, 2023 Village of Scottsville Planning Board meeting to order at 7:01pm.

2. **Pledge of Allegiance**

Roll Call:

Steve Cullum , Chair (Recused for Professional Reasons)
Mark Smith, Co-Chair
Kevin Marks
Patti Brandes
Richard Kegler

Also Present:

Anne Hartman, Village Clerk
Emily Clarke, Deputy Clerk
Andy Fraser, Deputy Mayor
Maggie Ridge, Mayor
Geoff Holt, Resident
Dave Burk, CooperVision
Dave Olear, CooperVision

Attorney:

John Mancuso

3. **Approval of Minutes:**

Motion: made by Kevin Marks and seconded by Rich Kegler to approve the minutes of the Thursday, July 13, 2023 Planning Board Meeting as submitted.

Vote: Carries (4-0-1Recusal)

Steve Cullum RECUSED

Patti Brandes AYE

Kevin Marks AYE

Rich Kegler AYE

Mark Smith AYE

4. **Public Hearing**

Co-Chair Mark Smith opened the public hearing by reading the notice from the Sentinel at 7:02pm.

NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE The Village of Scottsville Planning Board will hold a Public Hearing August 10th, 2023 at 7:00 pm at the Wheatland Municipal Building, 22 Main Street, Scottsville NY 14546 to review the proposed site plan and EAF for the CooperVision building and property modifications.

All interested persons will be given an opportunity to speak for or against the above proposed subdivision at the time and location set herein. Comments may also be sent via email to villageclerk@scottsvilleny.org.

Public Comment opened at 7:02pm.

Public Comment:

Geoff Holt – 769 North Road: Mr. Holt is against the proposed addition of CooperVision because of the noise it brings. He stated that he can hear the noise of the construction and

different building HVAC additions from inside his house since the newest addition. He has tried to contact the Code Enforcer about the noise, but nothing was addressed by CooperVision. He would like to see a barrier put up to reduce the noise from filtering into his house.

Dave Burke representing CooperVision: Mr. Burke stated that he and CooperVision are willing to work together with the neighbors to help find a solution for the noise.

Public Comment closed and Board Comment opened at 7:09pm.

Board Comment:

The Board took Mr. Holt's concerns and requested that a decibel reading be done to determine how much noise was being made. Mr. Burke volunteered to provide the information that there is currently one piece of equipment on the West side of the building, and they will be adding more HAVC equipment to the roof 20 feet in the air away from homes. Both Mr. Burk and the board determined that CooperVision will be responsible for acquiring the decibel readings for the most recent and upcoming projects from an independent contractor to ensure credibility.

Motion: made by Kevin Marks and seconded by Patti Brandes to keep the Public Hearing open until the September 14th, 2023 meeting.

Vote: Carries (4-0-1Recusal)

Steve Cullum RECUSED

Patti Brandes AYE

Kevin Marks AYE

Rich Kegler AYE

Mark Smith AYE

Motion: made by Kevin Marks and seconded by Mark Smith to table CooperVision's application until the September 14th, 2023 Planning Board Meeting.

Vote: Carries (4-0-1Recusal)

Steve Cullum RECUSED

Patti Brandes AYE

Kevin Marks AYE

Rich Kegler AYE

Mark Smith AYE

5. **Building Inspector Report**

Lots of small permits: decks, pools and fences. Bigger projects on the table waiting on other board's approval. Working on a few Code enforcement issues mostly just neighbor disputes.

6. **New Business:**

No New Business

Old Business:

No Old Business

7. **Adjournment:**

Motion: made by Mark Smith and seconded by Rich Kegler to adjourn the meeting at 7:25pm.

Vote: Carries (4-0-1Recusal)

Steve Cullum RECUSED

Patti Brandes AYE

Kevin Marks AYE

Rich Kegler AYE

Mark Smith AYE

Respectfully Submitted by,



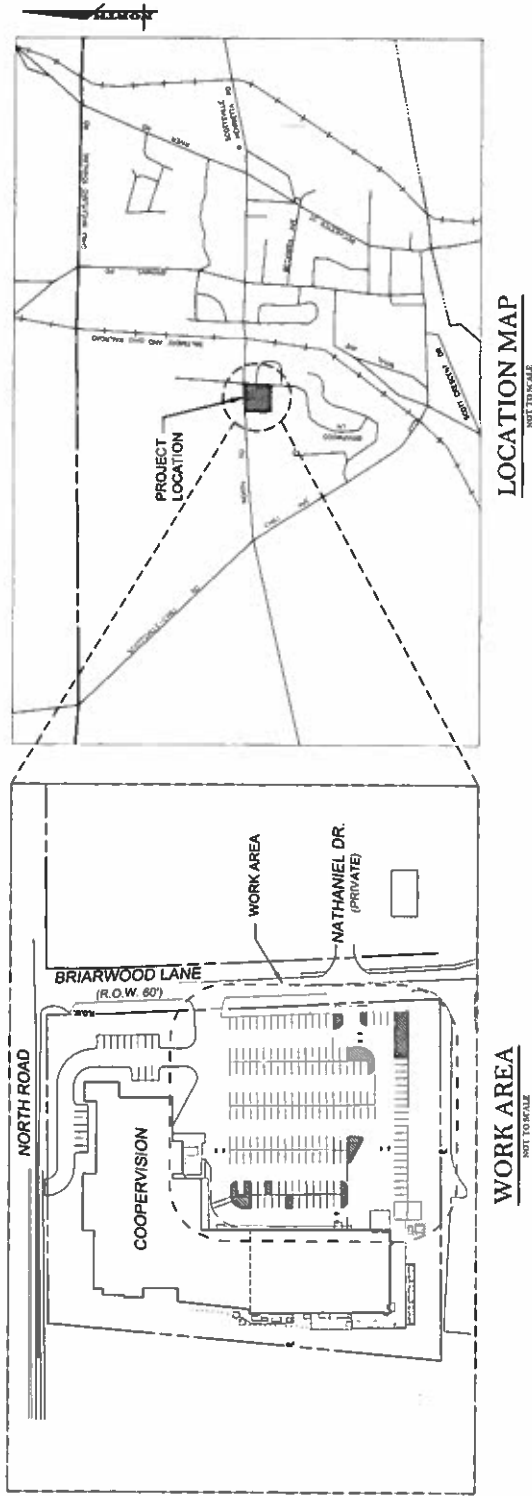
Emily Clarke, Deputy Clerk

PRELIMINARY/FINAL SITE PLANS for COOPERVISION - EAST ADDITION

711 NORTH ROAD

SITUATE IN:

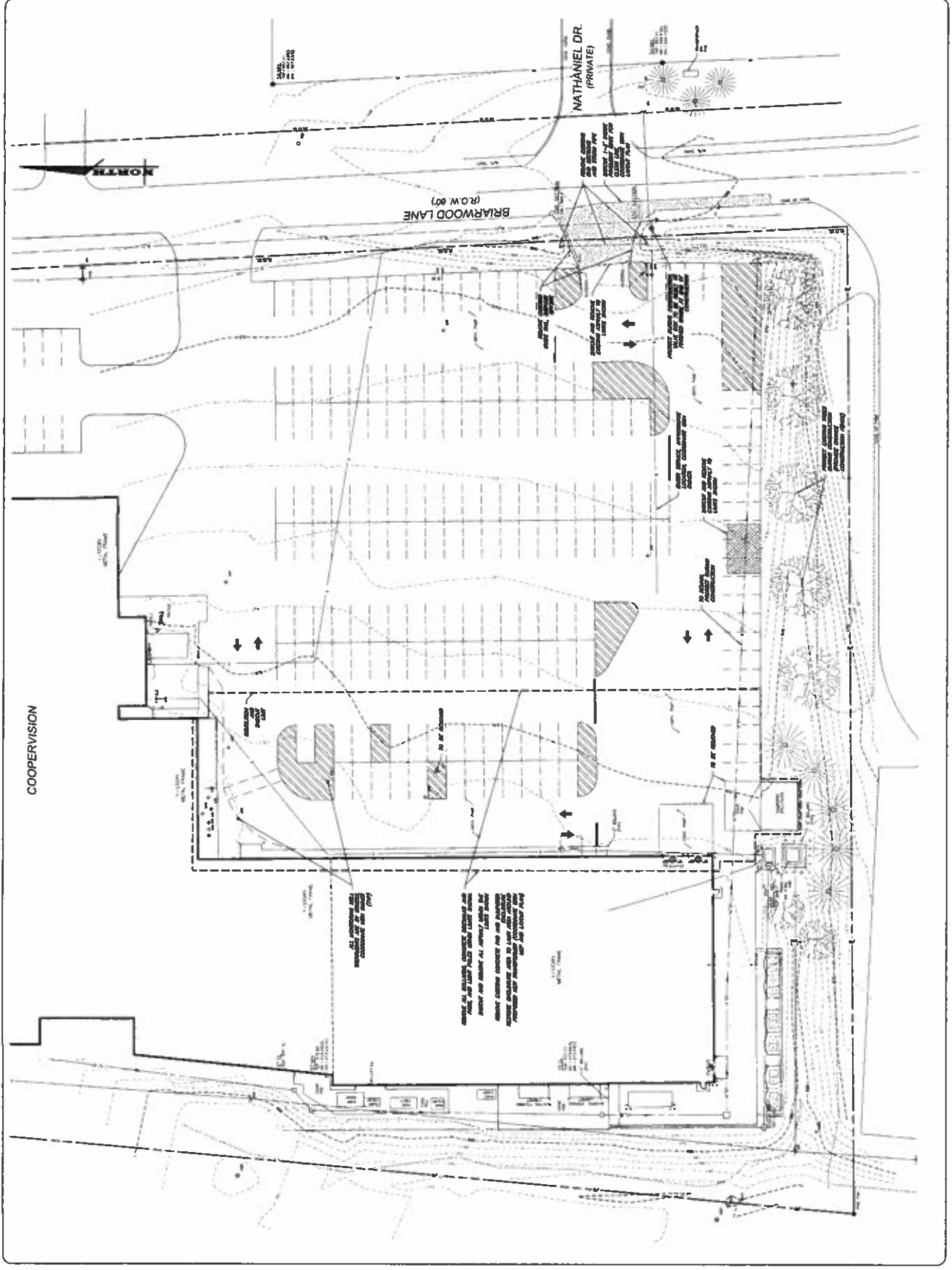
VILLAGE OF SCOTTSDALE - MONROE COUNTY - STATE OF NEW YORK



MARATHON
ENGINEERING
ROCHESTER LOCATION
39 CASCADE DRIVE
ROCHESTER, NY 14626
585-458-7774
ITHACA LOCATION
800 HANSHAW RD, STE 12
ITHACA, NY 14850
607-241-2917
www.marathoneng.com

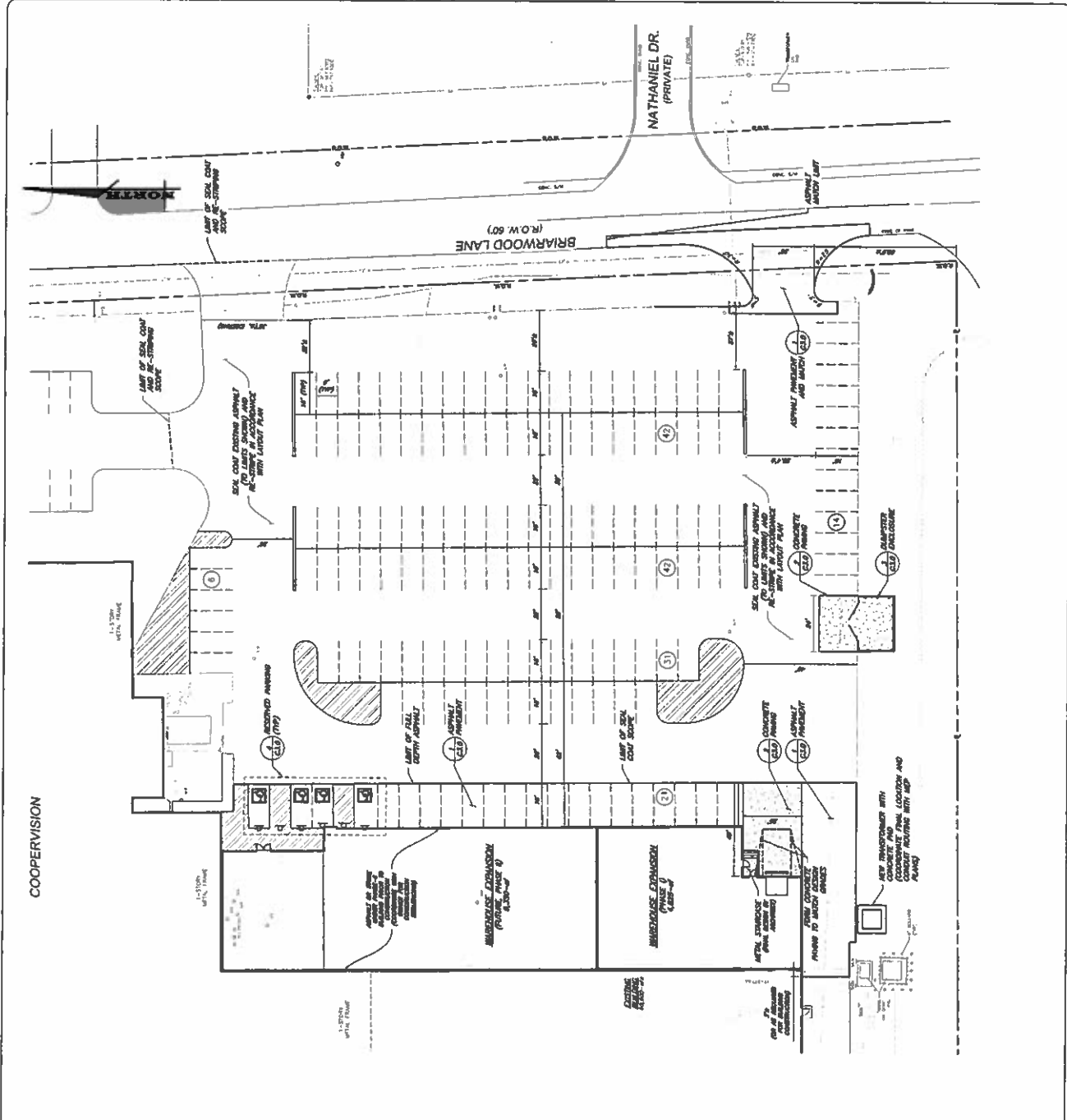
SHEET NUMBER	DRAWING NUMBER	Sheet Description
00	COVER	COVER
01	V.I.A.	EXISTING CONDITIONS AND DEVELOPMENT PLAN
02	C.I.A.	LAYOUT PLAN
03	C.E.O.	UTILITY, SIGNAGE, AND EROSION CONTROL
04	C.A.O.	CONSTRUCTION DETAILS

COPYRIGHT © 2023
MARATHON ENGINEERING
OF ROCHESTER, P.C.



COOPERVISION

ALL DEMOLITION SHALL BE IN ACCORDANCE WITH THE CURRENT ZONING ORDINANCE AND ALL APPLICABLE REGULATIONS AND PERMITS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL JURISDICTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES AND STRUCTURES TO REMAIN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING LANDSCAPE AND PLANTING. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING STRUCTURES AND UTILITIES TO REMAIN.



NOTES

- GENERAL** THE LAYOUT AND DIMENSIONS SHOWN ARE BASED ON THE RECORD PLANS AND SURVEY DATA PROVIDED BY THE CLIENT. THE CLIENT IS RESPONSIBLE FOR THE ACCURACY OF THE DATA PROVIDED. THE CONTRACTOR SHALL VERIFY THE DATA AND REPORT ANY DISCREPANCIES TO THE ARCHITECT IMMEDIATELY UPON DISCOVERY.
- EXISTING CONDITIONS** THE CONTRACTOR SHALL INVESTIGATE AND REPORT ALL EXISTING CONDITIONS, INCLUDING UTILITIES, BEFORE COMMENCING CONSTRUCTION. ANY UNEXPECTED CONDITIONS SHALL BE REPORTED TO THE ARCHITECT IMMEDIATELY.
- PERMITS** THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS FROM THE LOCAL AUTHORITIES AND THE STATE OF NEW YORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COST OF OBTAINING THESE PERMITS.
- ACCESS** THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AND PUBLIC UTILITIES AT ALL TIMES. ANY OBSTRUCTIONS TO ACCESS SHALL BE REMOVED IMMEDIATELY UPON DISCOVERY.
- UTILITIES** THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL UTILITIES BEFORE COMMENCING CONSTRUCTION. ANY UNEXPECTED UTILITIES SHALL BE REPORTED TO THE ARCHITECT IMMEDIATELY.
- ENVIRONMENT** ALL CONSTRUCTION SHALL BE CONDUCTED IN ACCORDANCE WITH ALL APPLICABLE ENVIRONMENTAL REGULATIONS AND ORDINANCES. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO PREVENT POLLUTION AND SOIL EROSION.
- CONSTRUCTION** THE CONTRACTOR SHALL MAINTAIN A NEAT AND SAFE WORKING AREA AT ALL TIMES. ALL MATERIALS AND EQUIPMENT SHALL BE STORED IN AN APPROPRIATE MANNER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL ADJACENT PROPERTIES AND UTILITIES.
- COMPLETION** THE CONTRACTOR SHALL COMPLETE ALL WORK IN ACCORDANCE WITH THE SPECIFICATIONS AND SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL ADJACENT PROPERTIES AND UTILITIES.
- FINAL INSPECTION** THE CONTRACTOR SHALL BE RESPONSIBLE FOR SCHEDULING A FINAL INSPECTION WITH THE ARCHITECT AND THE LOCAL AUTHORITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CORRECTING ANY DEFICIENCIES IDENTIFIED DURING THE INSPECTION.

STATISTICS

1. **APPROXIMATE**
 COOPERVISION
 711 NORTH ROAD, SCOTTSDALE, NY

2. **OWNER** MR. J. J. JONES
 12345 MAIN STREET, SCOTTSDALE, NY

3. **DATE** 09/13/2023

4. **SCALE** 1"=20'

5. **PROJECT** COOPERVISION - EAST ADDITION

6. **PHASE** PHASE 1 (EXISTING)

7. **AREA** 10,000 SQ. FT.

8. **PERMITS** 1. LOCAL PERMIT
 2. STATE PERMIT

9. **ESTIMATED COST** \$1,000,000

10. **ESTIMATED DURATION** 12 MONTHS

11. **ESTIMATED START DATE** 10/01/2023

12. **ESTIMATED COMPLETION DATE** 09/30/2024

13. **ESTIMATED RISK** LOW

14. **ESTIMATED LIABILITIES** \$500,000

15. **ESTIMATED INSURANCE** \$100,000

16. **ESTIMATED TAXES** \$50,000

17. **ESTIMATED OTHER COSTS** \$100,000

18. **ESTIMATED TOTAL COST** \$1,750,000

19. **ESTIMATED TOTAL REVENUE** \$1,750,000

20. **ESTIMATED NET PROFIT** \$250,000

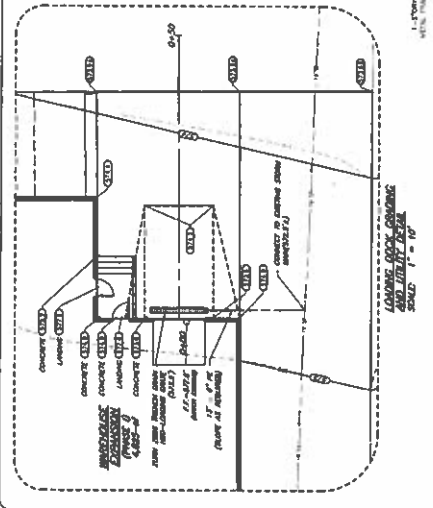
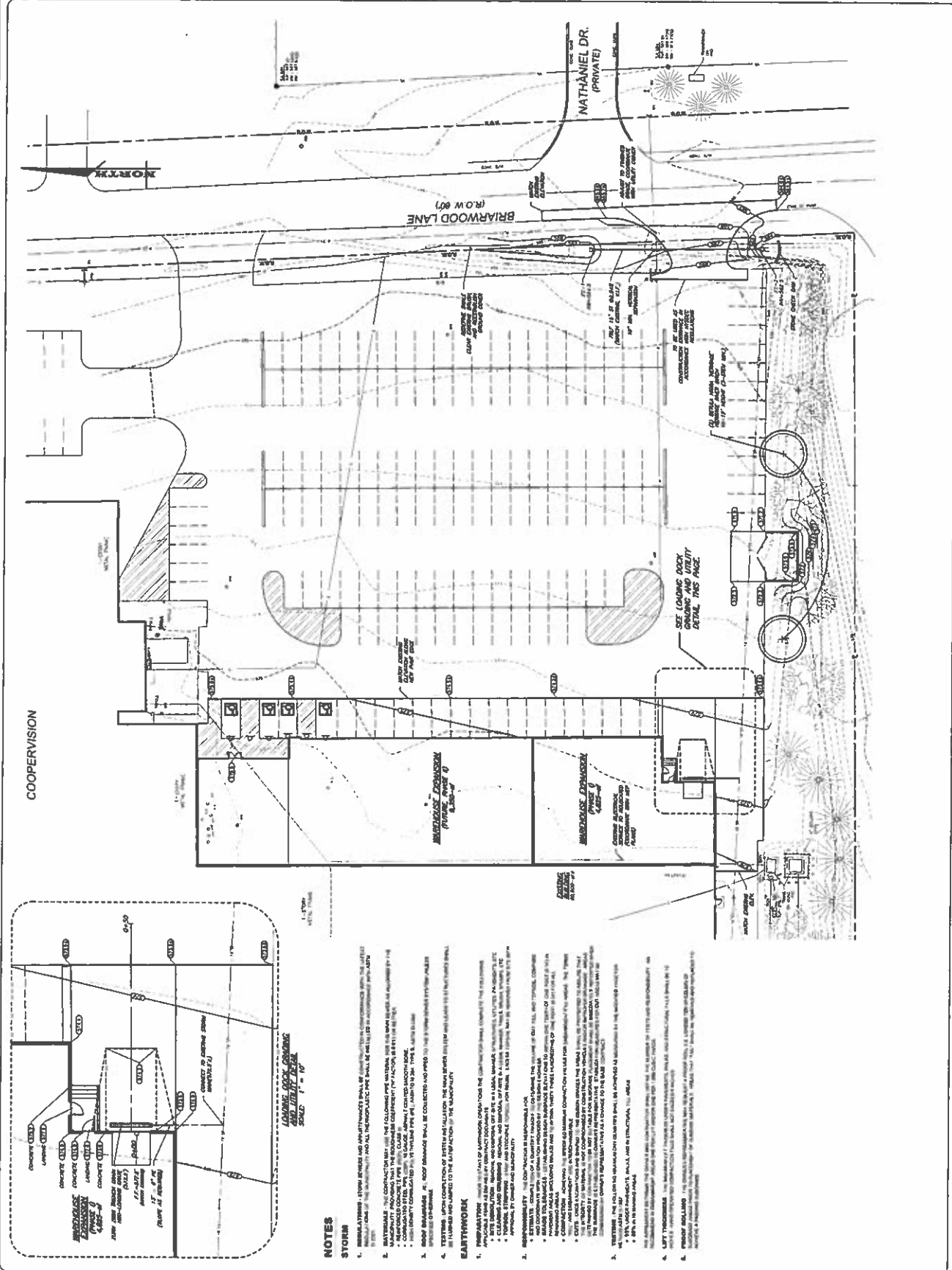
21. **ESTIMATED GROSS PROFIT** \$500,000

22. **ESTIMATED OPERATING EXPENSES** \$250,000

23. **ESTIMATED DEPRECIATION** \$100,000

24. **ESTIMATED TAXES** \$50,000

25. **ESTIMATED OTHER COSTS** \$100,000



NOTES

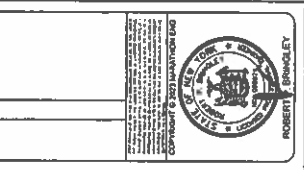
STORM

1. INSTALLATION OF STORM DRAINAGE AND APPURTENANCES SHALL BE ACCORDING TO THE COMMUNITY ENGINEERING SPECIFICATIONS AND THE LATEST EDITIONS OF THE MANUALS AND ALL INFORMATION SHALL BE OBTAINED FROM THE MONROE COUNTY ENGINEERING DEPARTMENT.
2. MATERIALS AND CONSTRUCTION SHALL BE ACCORDING TO THE MONROE COUNTY ENGINEERING DEPARTMENT SPECIFICATIONS AND THE LATEST EDITIONS OF THE MANUALS AND ALL INFORMATION SHALL BE OBTAINED FROM THE MONROE COUNTY ENGINEERING DEPARTMENT.
3. CONCRETE SHALL BE ACCORDING TO THE MONROE COUNTY ENGINEERING DEPARTMENT SPECIFICATIONS AND THE LATEST EDITIONS OF THE MANUALS AND ALL INFORMATION SHALL BE OBTAINED FROM THE MONROE COUNTY ENGINEERING DEPARTMENT.
4. TERRACE, OPEN COURSE OF STREETS, AND ALL OTHER OPEN COURSE SHALL BE ACCORDING TO THE MONROE COUNTY ENGINEERING DEPARTMENT SPECIFICATIONS AND THE LATEST EDITIONS OF THE MANUALS AND ALL INFORMATION SHALL BE OBTAINED FROM THE MONROE COUNTY ENGINEERING DEPARTMENT.

EARTHWORK

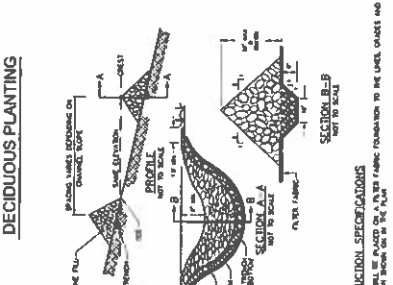
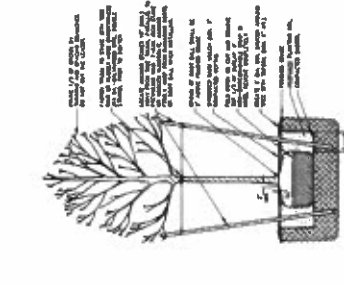
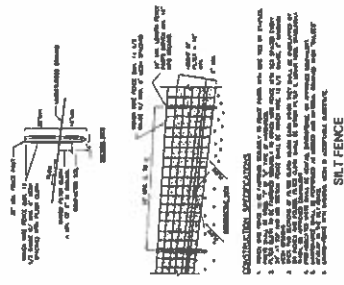
1. EARTHWORK SHALL BE ACCORDING TO THE MONROE COUNTY ENGINEERING DEPARTMENT SPECIFICATIONS AND THE LATEST EDITIONS OF THE MANUALS AND ALL INFORMATION SHALL BE OBTAINED FROM THE MONROE COUNTY ENGINEERING DEPARTMENT.
2. ESTIMATE, QUOTE, AND CONSTRUCTION OF EARTHWORK SHALL BE ACCORDING TO THE MONROE COUNTY ENGINEERING DEPARTMENT SPECIFICATIONS AND THE LATEST EDITIONS OF THE MANUALS AND ALL INFORMATION SHALL BE OBTAINED FROM THE MONROE COUNTY ENGINEERING DEPARTMENT.
3. EROSION CONTROL SHALL BE ACCORDING TO THE MONROE COUNTY ENGINEERING DEPARTMENT SPECIFICATIONS AND THE LATEST EDITIONS OF THE MANUALS AND ALL INFORMATION SHALL BE OBTAINED FROM THE MONROE COUNTY ENGINEERING DEPARTMENT.
4. UTILITY TOLERANCES SHALL BE ACCORDING TO THE MONROE COUNTY ENGINEERING DEPARTMENT SPECIFICATIONS AND THE LATEST EDITIONS OF THE MANUALS AND ALL INFORMATION SHALL BE OBTAINED FROM THE MONROE COUNTY ENGINEERING DEPARTMENT.
5. EROSION CONTROL SHALL BE ACCORDING TO THE MONROE COUNTY ENGINEERING DEPARTMENT SPECIFICATIONS AND THE LATEST EDITIONS OF THE MANUALS AND ALL INFORMATION SHALL BE OBTAINED FROM THE MONROE COUNTY ENGINEERING DEPARTMENT.

DATE: 08/12/2023
 DRAWN: RPB
 AS NOTED
 SHEET NO: 10
 DRAWING NO: C3.0



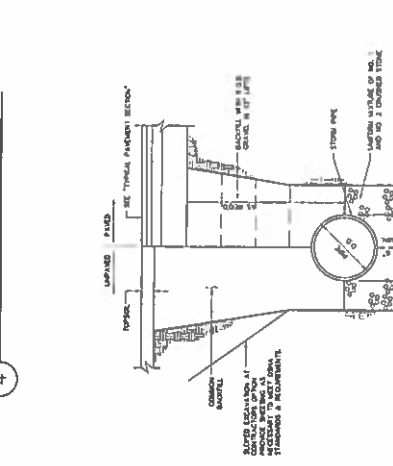
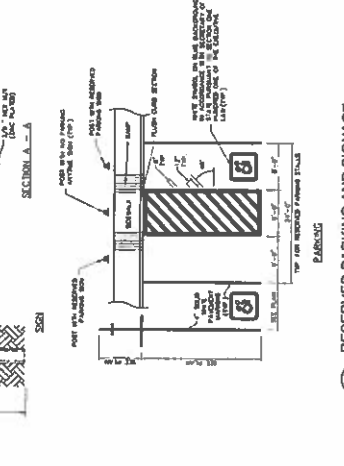
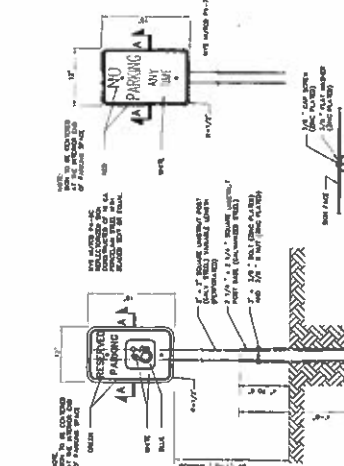
CONSTRUCTION DETAILS

DATE: 08/12/2023
 SHEET NO: 10
 DRAWING NO: C3.0

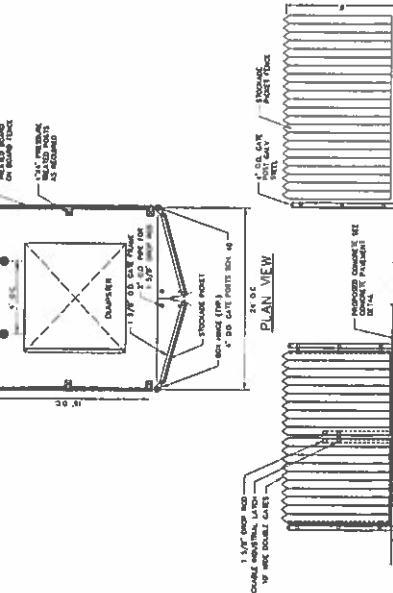
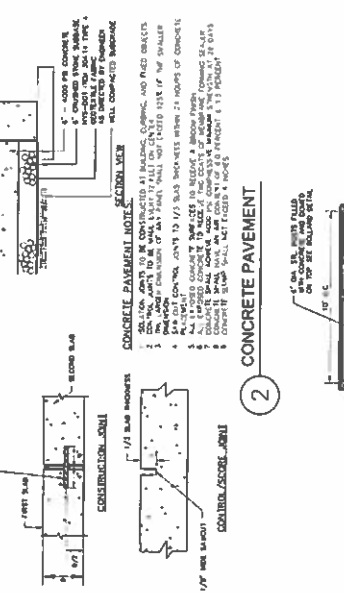
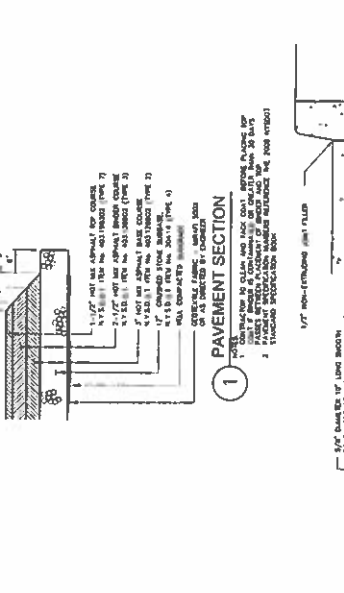


STONE CHECK DAM
 SCALE: 1/4" = 1'-0"

- STONE SHALL BE PLACED ON A 12" FABRIC FOUNDATION TO THE LEVEL GRADES AND
- SET IN SUCH A MANNER THAT THE DAM WILL BE THE GRADES OF THE GROUND AT THE
- DOWNSTREAM END AS IN THE SAME ELEVATION OF THE UPSTREAM END
- STONES WILL BE PLACED IN A MANNER OF 15 FEET BEHIND THE OTHER BANKS TO PREVENT OVERTOPPING
- PROTECT THE DOWNSTREAM END OF THE DAM WITH A 12" FABRIC FILTER AND TOP SOIL AND DESIGN WITH STONE OF SIZE AS APPROPRIATE
- NOT PERMITTED TO PLACE OR REMOVE DAM OR DAM FOUNDATIONS BEFORE DRAINAGE HAS BEEN
- MINIMUM DRAINAGE AREA: 2 ACRES



RESERVED PARKING AND SIGNAGE
 SCALE: 1/4" = 1'-0"



CONCRETE PAVEMENT
 SCALE: 1/4" = 1'-0"