

Village of Scottsville
Zoning Board Meeting Minutes
Wheatland Municipal Building
Thursday, May 9, 2024 – 7:00pm

Call to Order: Chairman, Kevin Marks called the Thursday, May 9th, 2024 Village of Scottsville Zoning Board meeting to order at 7:00 pm.

Pledge of Allegiance:

Roll Call: Present: Kevin Marks
Mark Smith
Rich Kegler
Absent: Steve Cullum
Patti Brandes

Also present: Sharon Balonek, Deputy Clerk
Lauren Baron, Village Attorney
Steve Ozminkoski and Austin Frank, Better This Way, LLC
Mr. Yahn

Approval of Minutes:

Motion: made by Mark Smith and seconded by Rich Kegler to approve the minutes of the Tuesday, April 2nd, 2024 Zoning Board Meeting as submitted.

Vote: Carries (3-0)

Steve Cullum ABS
Kevin Marks AYE
Mark Smith AYE
Rich Kegler AYE
Patti Brandes ABS

Chair Kevin Marks opens public hearing at 7:03 pm by reading the notice published in the Sentinel.

LEGAL NOTICE
VILLAGE OF SCOTTSVILLE
Zoning Board of Appeals

PLEASE TAKE NOTICE, a public hearing of the Village of Scottsville Zoning Board of Appeals has been scheduled on Thursday, May 9, 2024 at 7:00 pm at the Wheatland Municipal Building, 22 Main Street, Scottsville, NY to consider granting a Use Variance to Better This Way, LLC for 22 Caledonia Ave, Scottsville, NY 14546, Parcel ID 199.12-1-8.

Proposed plans are available to review in the Village Office during regular business hours. All interested persons will be given an opportunity to speak for or against the above proposed action at the time and location set herein. Comments may also be sent via email to villageclerk@scottsvilleny.org.

Public Comment open at 7:04 pm

Steve Ozminkoski partner of Better This Way, LLC
1238 Clarkson Parma Townline Rd
Brockport, NY

Steve spoke of the vision Better This Way has for the property at 22 Caledonia to include:

Equipment Repair
Custom Fabrication
Limited Sales
Offsite repairs
Limited traffic

He also reported that the elevation at the back of the building is sufficient in height and is no longer considered a flood plain area.

The installation of slat fencing will mitigate noise and sight of vehicles on property. It is understood that a permit will be needed for the fencing and adherence to code.

Public comment closed and Board comment opened at pm.

Board Comment and Public Hearing closed at pm.

Motion: made by Chairman Kevin Marks and seconded by Mark Smith to table Public Hearing and Board Comment until next scheduled meeting, Thursday, June 13, 2024.

Vote: *Carries (3-0)*

Steve Cullum ABS
Kevin Marks AYE
Mark Smith AYE
Rich Kegler AYE
Patti Brandes ABS

New Business:

Oath of Office signing for Richard Kegler whose term expires in 2029.

Coopervision sent a request to the Code Enforcement Officer for approval to update and install material to the outside of new structure. The board has requested that the Code Enforcement Officer look at the site plans and verify what changes Coopervision is requesting. They would like to see a comparison of what was approved vs. what is suggested.

Old Business:

22 Caledonia- The board has requested from Better This Way additional documentation on the building to include estimated prices for renovation vs. a complete tear down and possible home being built on the property. Lauren suggested they ask their real estate agent for help providing this information. The board would also like to see the results of ground testing. Mr. Yahn would like to be considered as point of contact for any other questions the board might have about the property and perspective buy.

Adjournment:

Motion: made by Kevin Mark and seconded by Mark Smith to adjourn the meeting at 8:24pm.

Vote: *Carries (3 -0)*

Steve Cullum ABS
Kevin Marks AYE
Mark Smith AYE
Rich Kegler AYE
Patti Brandes ABS

Respectfully submitted by:

Sharon Balonek

Sharon Balonek
Village Deputy Clerk