

**Village of Spencerport
Planning Board/ARB Minutes
November 3, 2009**

Present

Chairman Wohlers
Denny Marra
Craig Byham
William Rutter

Karen Fien, Alternate
Donna Stassen, Secretary Planning Board
Village Attorney Richard Olson
Scott Dehollander, Village Engineer
Tom West, DPW Superintendent
Owen McIntee, Electric Superintendent

Mayor Joyce Lobene
Trustee Ted Rauber
Trustee Fritz Gunther
Trustee Charles Hopson
Gay Lenhard, Town of Ogden Supervisor
Louis J. Terragnoli
Paul Becker
Mark Costich
Chelsea Dzwwigal
Beau Bilinski
Glenn Granger
Helen Moore
Virginia Juby
Joan Bennett
Marti Willet
Corey McMichael
David Manzler
Meghan Ameden
Joelle Steeves
Jill Jackson
Andre Alrarez
Angilee Demanino
Emma Cromp
Ed Cromp

Absent

Joseph Slominski

Chairman Wohlers led the Pledge of Allegiance.

Costich Engineering will be presenting the application for site development on property located at 44 Slayton Ave, Spencerport NY14559.

Mark Costich gave a brief overview of the proposed project:

- 36,000 sq ft. food market
- Remove 4800 sq ft. Slayton Place Restaurant
- Construct a new 4500 sq ft Slayton Place Restaurant on north side of plaza
- A new loading dock for market
- 6000 sq foot addition
- Gas kiosk/ 3 stations total of 6 pumps

Associated items that go along with the development

- Change the ingress and egress patterns at East Ave and Union St.
- Storm water drainage will be improved/grading and cleanout of system
- Modifications to the lighting
- 461 parking spaces will be provided

Construction Stages:

- Demolish restaurant
- Rebuild restaurant to minimize any down time for restaurant owner.
- Loading docks behind supermarket

Mr. Costich has met with DOT they are reviewing traffic study submitted 9/09.

The Planning Board shared comments and concerns with Mr. Costich which will be addressed at Preliminary Site Plan Review.

Mr. Costich stated that they are in tonight for conceptual review. The plans submitted are a little bit ahead of what you would normally see for concept approval and the comments from MRB are reflective of that. These comments will help us a lot as we move ahead. Costich Engineering is hopeful to have everything in order and submit plans in order to be put on the December Planning Board agenda.

ARB

The application of the Masonic Lodge for approval to install a new entrance door and extended ramp on west side of building located at 133 S Union Street.

Tom Michelson will be representing the Masonic Lodge.

Mr. Michelson stated to the Planning Board the intent of the new entrance is for access to an office which will be used to collect rent and that he is also proposing to move his home tax business office into this office.

Doing so will increase the parking in the lot by one spot per day.

Bella Salon uses the existing door and is almost insisting on this new entrance. After further discussion the following Certificate of Appropriateness was granted.

CERTIFICATE OF APPROPRIATENESS

This is to certify that on November 1, 2009 the Architectural Review Board has granted final approval to the Masonic Lodge for a Certificate of Appropriateness for a new entrance door and extended ramp on west side of building located at 133 S Union Street, Spencerport, NY.

NOTICE OF DECISION

Such final approval was granted based on the following conditions.

1. Such door shall have an aluminum frame with a full view glass door, replacing existing window.
2. Color to be storefront bronze.
3. Extension to existing ramp to be of same material and color as existing ramp.
4. Ramp shall meet all building and safety codes.
5. Door and ramp to be kept in good condition as determined by the Village of Spencerport ARB.
6. After installation the applicant shall submit a photograph of the completed installation to the Village Clerks Office for filing.

Ayes: Wohlers, Marra, Byham, Rutter
Nays: none

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Approval of Minute

Motion made by Chairman Wohlers seconded by Craig Byham to approve the minutes of October 6, 2009 as written.

Ayes: Wohlers, Byham, Rutter

Nays: none

Abstain: Marra

Adjournment

Motion made by Chairman Wohlers seconded by Denny Marra and carried unanimously to adjourn the meeting at 8:30 p.m.