



PLANNING BOARD MEETING

October 6, 2014

MEMBERS PRESENT: Todd DeWispelaere, Ann Hayslip, Jim Deagman, Maxine Appleby, Scott Neal, Mike Jenis

MEMBERS ABSENT: None

The meeting was called to order at 7:00 PM by Chairman T. DeWispelaere. The minutes from the September 15, 2014 meeting were read and approved. Motion by M. Appleby, 2nd by A. Hayslip

Old Business:

- Chairman DeWispelaere announced the Fall Training Workshop for Planning and Zoning Board members in Batavia NY on November 14, 2014. He also reminded the Board that all members must complete at least 4 hours of training each year.

New Business:

- **Applications:**
 1. **James Sergeant, 7342 Route 14, Sodus Point, NY-** Mr. Sergeant presented his application for a subdivision of his properties at 7342 Route 14 and 7343 Route 14. He would like to parcel off 30' of his 91' waterfront known as 7342 Route 14 and blend to 7343 Route 14. (Code Article X, 190-50). After a brief discussion about density issues, a motion was made by J. Deagman, 2nd S. Neal for approval. Motion carried, all voting aye.

2. **Lakeside Leasing Limited, 7203 Route 14, Sodus Point NY**-Dan Lewis from A.E.Y. Engineering presented the two applications on behalf of Ed Krenzer. The first application is for a special permit to build a 30' x 160' ministorage in an LCR zone and the second application was for site plan review of the proposed ministorage building.

Special Permit: Chairman DeWispelaere cited sections of the Village Code relating to special permits (CODE Article II, 190-5 ssB #3, #5 And 190-69 section "A") . It was determined that the request for the special permit should go to the Zoning Board for review.

Site Plan: A cover letter from A.E.Y. highlighted the site plan details (See attached Appendix A) and a short form EAF is attached as well. (See attached Appendix B)

Members of the Board raised areas of concern over the construction project. Once again the Board asked Mr. Krenzer for a feasibility study that might indicate the need for such a project in the heart of our village. Mr. Lewis from A.E.Y. indicated that he would try to provide one by our next meeting. It was also noted that the section of the village is primarily residential except for David Brandt's workshop.

A motion was made to table the applications until the October 20, 2014 meeting. Motion: J. Deagman, 2nd A. Hayslip. Ayes carried.

➤ **Public Discussion**

The Planning Board entertained public discussion from two Village residents. Mike Shults voiced his appreciation for the work of the Planning Board and their diligence in following the Village Code while working with the individual applicants to find viable solutions. Mike Novik once again expressed concern over the landscaping project at 7482 South Ontario Street and what he feels were "hasty" decisions made by the Sodus Point Zoning Board concerning the project. Chairman DeWispelaere suggested to Mr. Novik that he address these concerns with the Village Board and the Zoning Board.

The next meeting of the Planning Board will be Monday October 20, 2014 at 7 PM.

The meeting was adjourned at 8:05 PM by Chairman DeWispelaere, motion by J. Deagman, 2nd A..
Hayslip

Todd DeWispelaere-Chairman

Ann Hayslip

Jim Deagman

Maxine Appleby

Scott Neal

Mike Jenis