

TOWN OF HENRIETTA PLANNING BOARD

Tuesday, May 12, 2009

AGENDA

Peter Minotti, Chairman
Patricia Brill
James Grunert
Stephen R. MacIntyre
Lawrence Neill
Rick Page
Devon Van Vechten
William Walker, Esquire

MAIN MEETING ROOM

ROLL CALL: 7:00 PM

MINUTES: April 28, 2009

APPLICATIONS:

Application No. 09-042 **Longhorn Steakhouse** - For final site plan approval to construct 5,560 square foot restaurant on lease Parcel E in the Market Square Development on approximate 0.33 acres of land to be known as 720 Jefferson Road in a Commercial B-1 Zoned District. Part of Tax Account No. 162.05-1-3.11. **(SEQRA)**

Application No. 09-043 **Doodle Bugs Children's Center** – For final site plan approval to construct 11,600 square foot daycare center with outdoor fenced in play areas on approximate 2.54 acre parcel of land to be known as 705 Calkins Road in a Residential R-1-15 Zoned District. Tax Account No. 176.06-1-75.111. **(SEQRA)**

Discussion Items: Planning Board to consider granting an extension of time for Application No. 07-142 – Marketview Commons. Planning Board approval expired on February 12, 2009.

Note: Applicants must have a representative available at the time the application is called. If the meeting should run past 12:00 a.m. (midnight), the Chairman may temporarily adjourn the meeting. The meeting will reconvene on **Tuesday, May 19, 2009 at 7:00 p.m. in Main Meeting Room**

**TOWN OF HENRIETTA
PLANNING BOARD MINUTES
MAY 12, 2009**

The regularly scheduled Meeting of the Henrietta Planning Board for Tuesday, May 12, 2009 was called to order at 7:00 P.M.

MEMBERS PRESENT

Peter Minotti, Chairman
Devon Van Vechten, Vice Chairman
Patricia Brill
James Grunert
Stephen R. MacIntyre
Lawrence Neill
M. Rick Page

STAFF PRESENT

Mark Byrne, Director of Engineering and Planning
Christopher Martin, Corneles Engineering, Consultant to the Town
William Walker, Esquire

The first item on the agenda is the approval of the Regular Meeting Minutes of April 28, 2009, as presented.

On motion of
Patricia Brill

Seconded by
James Grunert

Duly put to a vote:

Patricia Brill	voting	Aye
James Grunert	voting	Aye
Stephen R. MacIntyre	voting	Aye
Lawrence Neill	voting	Abstain
M. Rick Page	voting	Aye
Devon Van Vechten	voting	Aye
Peter Minotti, Chairman	voting	Aye

Motion Carried

Application No. 09-042

Longhorn Steakhouse – For final site plan approval to construct a 5,560 square foot restaurant on lease Parcel E in the Market Square Development on an approximate 0.33 acres of land to be known as 720 Jefferson Road in a Commercial B-1 Zoned District. Part of Tax Account No. 162.05-1-3.11. **(SEQRA)**

With regard to Application No. 09-042, SEQRA review indicates the Action under consideration is an Unlisted Action as per Section 617.7 (c)(1)(viii). The Henrietta

Planning Board, as Lead Agency, has determined that the proposed Action described below will not have a significant effect on the environment and that a draft Environmental Impact Statement will not be required.

The Action under consideration is a Site Plan Application by Longhorn Steakhouse. It is an Unlisted Action and will not require a conditioned negative declaration. The purpose of this Application is for final site plan approval to construct a 5,560 square foot restaurant on lease Parcel E in the Market Square Development on an approximate 0.33 acres of land to be known as 720 Jefferson Road in a Commercial B-1 Zoned District. Part of Tax Account No. 162.05-1-3.11.

All relevant areas of environmental concern were identified. Evaluation and examination were carefully made in relation of the existing conditions versus the proposed site improvements. It has been determined that there will be no adverse environmental effect as a result of the proposed Action.

Peter Minotti therefore made the motion that the Henrietta Planning Board make a Negative Declaration and authorize the Planning Board Chairman to sign the Statement of Environmental Significance. Devon Van Vechten seconded the motion.

Duly put to a vote:

Patricia Brill	voting	Aye
James Grunert	voting	Aye
Stephen R. MacIntyre	voting	Aye
Lawrence Neill	voting	Aye
M. Rick Page	voting	Aye
Devon Van Vechten	voting	Aye
Peter Minotti, Chairman	voting	Aye

Motion Carried

On the motion of
Stephen R. MacIntyre

Seconded by
Devon Van Vechten

The Henrietta Planning Board motioned to approve final site plan approval, subject to the Applicant addressing all comments received from the Town of Henrietta and other concerned agencies to the satisfaction of the Director of Engineering/Planning, and more specifically:

ADDITIONAL PLANNING BOARD REQUIREMENT:

- 1.) The Applicant agrees to address all comments presented by the Director of Engineering/Planning, consultants, and staff.

Duly put to a vote:

Patricia Brill	voting	Aye
James Grunert	voting	Aye
Stephen R. MacIntyre	voting	Aye
Lawrence Neill	voting	Aye
M. Rick Page	voting	Aye
Devon Van Vechten	voting	Aye
Peter Minotti, Chairman	voting	Aye

Motion Carried

Application No. 09-043

Doodle Bugs Children’s Center – For final site plan approval to construct an 11,600 square foot daycare center with outdoor fenced in play areas on an approximate 2.54 acre parcel of land to be known as 705 Calkins Road in a Residential R-1-15 Zoned District. Tax Account No. 176.06-1-75.111. **(SEQRA)**

With regard to Application No. 09-043, SEQRA review indicates the Action under consideration is an Unlisted Action as per Section 617.7 (c)(1)(viii). The Henrietta Planning Board, as Lead Agency, has determined that the proposed Action described below will not have a significant effect on the environment and that a draft Environmental Impact Statement will not be required.

The Action under consideration is a Site Plan Application by Wegmans Food Markets. It is an Unlisted Action and will not require a conditioned negative declaration. The purpose of this Application is for final site plan approval to construct an 11,600 square foot daycare center with outdoor fenced in play areas on an approximate 2.54 acre parcel of land to be known as 705 Calkins Road in a Residential R-1-15 Zoned District. Tax Account No. 176.06-1-75.111.

All relevant areas of environmental concern were identified. Evaluation and examination were carefully made in relation of the existing conditions versus the proposed site improvements. It has been determined that there will be no adverse environmental effect as a result of the proposed Action.

Peter Minotti therefore made the motion that the Henrietta Planning Board make a Negative Declaration and authorize the Planning Board Chairman to sign the Statement of Environmental Significance. M. Rick Page seconded the motion.

Duly put to a vote:

Patricia Brill	voting	Aye
James Grunert	voting	Aye

Stephen R. MacIntyre	voting	Aye
Lawrence Neill	voting	Aye
M. Rick Page	voting	Aye
Devon Van Vechten	voting	Aye
Peter Minotti, Chairman	voting	Aye

Motion Carried

On the motion of
Devon Van Vechten

Seconded by
James Grunert

The Henrietta Planning Board motioned to approve final site plan approval, subject to the Applicant addressing all comments received from the Town of Henrietta and other concerned agencies to the satisfaction of the Director of Engineering/Planning, and more specifically:

ADDITIONAL PLANNING BOARD REQUIREMENTS:

- 1.) The Applicant agrees to address all comments presented by the Director of Engineering/Planning, consultants, and staff. They did wish to discuss several comments for clarity and possible discussion.
- 2.) The Applicant pointed out and discussed about twelve (12) of the provided comments. The Planning Board had the opportunity to comment and question each area brought in for discussion and came to agreements on all.
- 3.) The Applicant states they will add shade trees around the playground area for the comfort of the children.

Duly put to a vote:

Patricia Brill	voting	Aye
James Grunert	voting	Aye
Stephen R. MacIntyre	voting	Aye
Lawrence Neill	voting	Aye
M. Rick Page	voting	Aye
Devon Van Vechten	voting	Aye
Peter Minotti, Chairman	voting	Aye

Motion Carried

Discussion Item:

Planning Board to consider granting an extension of time for Application No. 07-142 – Marketview Commons. Planning Board Approval expired February 12, 2009.

- A motion by Devon Van Vechten, and seconded by M. Rick Page, was made to extend approval for six (6) months to August 12, 2009.

Duly put to a vote:

Patricia Brill	voting	Aye
James Grunert	voting	Aye
Stephen R. MacIntyre	voting	Aye
Lawrence Neill	voting	Aye
M. Rick Page	voting	Aye
Devon Van Vechten	voting	Aye
Peter Minotti, Chairman	voting	Aye

Motion Carried

A motion to adjourn was made by Devon Van Vechten and passed unanimously at 8:20 p.m.

Respectfully submitted,

Leann C. Case
Deputy Town Clerk