

TOWN OF HENRIETTA PLANNING BOARD

January 14, 2014

AGENDA

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

MAIN MEETING ROOM

ROLL CALL: 7:00 PM

PUBLIC HEARINGS:

Application No. PB-294 **Graywood Commons Subdivision** – For preliminary subdivision approval of a subdivision consisting of 68 single family lots and 42 duplex lots (84 duplex units) on an existing 141.36 acres located off East River Road opposite Brooks Road in a Residential R-1-15, R-2-15, & Industrial Zoned District. Tax Account No. 174.03-2-1.21.

Application No. PB-295 **Barberry Cove Subdivision** – For preliminary subdivision approval of a proposed 70-lot residential subdivision on the west side of East Henrietta Road on 72.81 acres in a Residential R-1-20 Zoned District. Tax Account No. 189.04-1-7.111.

ROLL CALL: 7:00 PM

MINUTES: December 10, 2013

APPLICATIONS:

Application No. PB-294 **Graywood Commons Subdivision** – For preliminary subdivision approval of a subdivision consisting of 68 single family lots and 42 duplex lots (84 duplex units) on an existing 141.36 acres located off East River Road opposite Brooks Road in a Residential R-1-15, R-2-15, & Industrial Zoned District. Tax Account No. 174.03-2-1.21. **(SEQRA)**

Application No. PB-295 **Barberry Cove Subdivision** – For preliminary subdivision approval of a proposed 70-lot residential subdivision on the west side of East Henrietta Road, on 72.81 acres in a Residential R-1-20 Zoned District. Tax Account No. 189.04-1-7.111. **(SEQRA)**

Application No. 13-019

Mary Cariola Children's Center – East River Road Residence
– For final site plan approval of a 3,790 square foot building on an existing 3.0 acres of land located on East River Road in a Rural Residential RR-2 Zoned District. Tax Account No. 188.03-1-52.121. **(SEQRA)**

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 **January 21, 2014 at 7:00 p.m. in the Main Meeting Room.**

**TOWN OF HENRIETTA
PLANNING BOARD MINUTES
JANUARY 14, 2014**

The regularly scheduled Meeting of the Henrietta Planning Board for Tuesday, January 14, 2014 was called to order at 7:00 P.M.

MEMBERS PRESENT

Peter Minotti, Chairman
Matthew Borkowski
Patricia Brill
James Grunert
Stephen R. MacIntyre
Lawrence Neill
Devon Van Vechten, Vice Chairman

STAFF PRESENT

Christopher Martin, P.E., Director of Engineering & Planning
Terry Ekwel, Fire Marshal/Building Inspector
William Walker, Esquire

TOWN BOARD

Supervisor Jack W. Moore
Councilman M. Rick Page

The first item on the agenda is the approval of the Regular Meeting Minutes of December 10, 2013, as presented.

On motion of
Lawrence Neill

Seconded by
Patricia Brill

Duly put to a vote:

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

Motion Carried

Application No. PB-294 **Graywood Commons Subdivision** – For preliminary subdivision approval of a subdivision consisting of 68 single family lots and 42 duplex lots (84 duplex units) on an existing 141.36 acres located off East River Road opposite Brooks Road in a Residential R-1-15, R-2-15, & Industrial

Zoned District. Tax Account No. 174.03-2-1.21.
(SEQRA)

Devon Van Vechten made a motion that the Henrietta Planning Board Table preliminary subdivision approval in order to clarify all notes and outstanding items. Matthew Borkowski seconded the motion.

MOTION TO TABLE:

Matthew Borkowski	voting	Aye
Patricia Brill	voting	Aye
James Grunert	voting	Aye
Stephen R. MacIntyre	voting	Aye
Lawrence Neill	voting	Aye
Devon Van Vechten	voting	Aye
Peter Minotti, Chairman	voting	Aye

Motion Carried

Application No. PB-295 Barberry Cove Subdivision – For preliminary subdivision approval of a proposed 70-lot residential subdivision on the west side of East Henrietta Road, on 72.81 acres in a Residential R-1-20 Zoned District. Tax Account No. 189.04-1-7.111. **(SEQRA)**

With regard to Application No. PB-295, 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 Subdivision Plan Application by Cedar Run Development. It is an Unlisted Action and will not require a conditioned negative declaration. The purpose of this Application is for preliminary subdivision approval of a proposed 70-lot residential subdivision on the west side of East Henrietta Road on an existing 72.81 acre parcel of land in a Residential R-1-20 Zoned District. Tax Account No. 189.04-1-7.111.

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. Patricia Brill seconded the motion.

Duly put to a vote:

Matthew Borkowski	voting	Aye
Patricia Brill	voting	Aye
James Grunert	voting	Aye
Stephen R. MacIntyre	voting	Aye
Lawrence Neill	voting	Aye
Devon Van Vechten	voting	Aye
Peter Minotti, Chairman	voting	Aye

Motion Carried

On the motion of
James Grunert

Seconded by
Peter Minotti, Chairman

The Henrietta Planning Board moved/made a motion to approve the preliminary subdivision, 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. There are no comments, at this time, from any of the Planning Board members.

Duly put to a vote:

Matthew Borkowski	voting	No
Patricia Brill	voting	Aye
James Grunert	voting	Aye
Stephen R. MacIntyre	voting	Aye
Lawrence Neill	voting	No
Devon Van Vechten	voting	No
Peter Minotti, Chairman	voting	Aye

Motion Carried

Application No. 13-019 Mary Cariola Children’s Center – East River Road

Residence – For final site plan approval of a 3,790 square foot building on an existing 3.0 acres of land located on East River Road in a Rural Residential RR-2 Zoned District. Tax Account No. 188.03-1-52.121. **(SEQRA)**

With regard to Application No. 13-019, 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 Mary Cariola Children’s Center. It is an Unlisted Action and will not require a conditioned negative declaration. The purpose of this Application is to obtain final site plan approval of a 3,790 square foot

building on an existing 3.0 acre parcel of land located on East River Road in a Rural Residential RR-2 Zoned District. Tax Account No. 188.03-1-52.121.

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. Matthew Borkowski seconded the motion.

Duly put to a vote:

Matthew Borkowski	voting	Aye
Patricia Brill	voting	Aye
James Grunert	voting	Aye
Stephen R. MacIntyre	voting	Aye
Lawrence Neill	voting	Aye
Devon Van Vechten	voting	Aye
Peter Minotti, Chairman	voting	Aye

Motion Carried

On the motion of
Stephen R. MacIntyre

Seconded by
Matthew Borkowski

The Henrietta Planning Board moved/made a motion to approve the final site plan, 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. There are no comments, at this time, from any of the Planning Board members.

Duly put to a vote:

Matthew Borkowski	voting	Aye
Patricia Brill	voting	Aye
James Grunert	voting	Aye
Stephen R. MacIntyre	voting	Aye
Lawrence Neill	voting	Aye
Devon Van Vechten	voting	Aye
Peter Minotti, Chairman	voting	Aye

Motion Carried

A motion to adjourn was made by Stephen R. MacIntyre and passed unanimously at 10:12 p.m.

PB January 14, 2014

Respectfully submitted,

Rebecca B. Wiesner
Deputy Town Clerk