

VILLAGE OF HONEOYE FALLS PLANNING BOARD

June 7, 2010

MEMBERS PRESENT: Joe Cooley; Denise Heischman; Brian Hoose, Betsy Taylor

ABSENT: Judy Tobin

ALSO PRESENT: Tonya Flaherty & Tim Flaherty, Terry Flaherty, Walt Baker, Tom Jamieson, John Broomfield, Rick Milne, Shea Coleman, Dennis Roy, Ray Milne, Justin Myers, Art & Cathie English, David Quick, Danny Bassette, John Iaculli, Rob Meehan, Ryan Stoner, Gary Garofalo

Chairman Cooley called the meeting to order at 7:30 PM.

CONCEPT DISCUSSION: 60 W. MAIN STREET

Rob Meehan (architect) and Walt Baker (engineer) presented concept drawings for a restaurant at 60 W. Main St. (Flaherty's). They will apply to the Zoning Board for a variance to allow a parking lot in an R1 zone. Chair Cooley said he will write a letter to the ZBA stating that the Planning Board is in favor of the variance.

This was a concept discussion and therefore no vote was taken.

APPROVAL OF MARCH 1, 2010 MINUTES

Motion by Betsy Taylor, seconded by Denise Heischman to approve the minutes from March 1, 2010 as submitted.

ALL IN FAVOR, MOTION CARRIED

CONCEPT DISCUSSION: NORTON STATION PARKING

Ryan Stoner and Gary Garofalo presented plans to put garages under the buildings for the 4-family units. There will still be some outdoor parking. The Board was generally in favor of this concept.

This was a concept discussion and therefore no vote was taken.

CONCEPT DISCUSSION: 25 and 31 NORTON STREET

Ryan Stoner and Gary Garofalo presented preliminary plans for 25 & 31 Norton St. The plan involves removal of the existing mini-storage unit and all the surrounding asphalt and gravel. This will be replaced with two 4-unit structures and related landscaping and parking.

Ms. Heischman stated that a four-unit structure in the TV District, a minimum of 20,000 sq. ft. per unit is required and this lot doesn't meet that requirement. Much discussion ensued on this subject.

Ms. Heischman stated that the three lots taken together are greater than one acre and therefore 25% open space is required. Mr. Stoner asked if the Board would be amenable to increasing the open space

at Norton Station in lieu of adding open space to this subdivision. The Board stated that they felt this was an option that could be explored further.

Discussion opened to the public at 9:18 pm.

D. Bassette enquired as to where the two existing businesses would go. Mr. Stoner stated that the mini-storage would go to Lima and Village Glass has already been displaced and will go to Cranmer's.

R. Milne stated that he thinks the presented plan is a big improvement over what's there currently and his perception is that it will not look overly dense.

This was a concept discussion and therefore no vote was taken.



Motion by Betsy Taylor, seconded by Brian Hoose to adjourn the meeting at 9:40 PM.

ALL IN FAVOR, MOTION CARRIED

*Respectfully submitted,
Judi Barrett, Planning Board Clerk*