



PLANNING BOARD MEETING

May 7, 2018

Members present: Ann Hayslip, Scott Neal, Kathy Berretta, Larry VanGee

Members absent: Rusty Schryer, Tim Jones

The meeting was called to order by Chair Hayslip at 7:05 PM and a quorum was established.

Minutes from 04/16/18 were approved. Motion: K. Berretta, 2nd: A. Hayslip. *4 members voted in favor, none opposed. Ayes carried.*

New Business:

Applications:

- **Robert Straubing, 8516 and 8522 Greig Street, Sodus Point NY.** Mike Collins and Frank Fulreader Jr. presented the application for the installation of a living arborvitae fence up to 6' in height. (**CODE 190-22G**) Mr. Fulreader also presented plans for the entire landscaping project which includes installing Belgard Dublin pavers and a 4' bluestone bench. The living screen will be emerald green arborvitae and behind that will be a mix of flowering trees and shrubs. (See appendix "A"). The landscaping will be maintained by Mr. Straubing and the Fulreader Group. The Board expressed their gratitude to Mr. Straubing for his generosity in helping improve the scenic beauty of our main business district. A motion to approve the application for a living fence with a height up to 6' was made by K. Berretta, 2nd: S. Neal. *4 members voted in favor, none opposed, ayes carried.*
- **Al Hendrikse, 8545 Greig Street, Sodus Point, NY.** Mr. Hendrikse presented his application for the rebuilding of a dock parallel to an existing dock due to damage caused by the 2017 Flooding Event. The new dock will be 3' X 28'. (**CODE 86-23**). A WAF was completed (See Appendix "B") and then a motion to approve the application and WAF was made by K. Berretta, 2nd: L. VanGee. *4 members voted in favor, none opposed, ayes carried.*

- **James McNaney, 8508 Wickham Blvd., Sodus Point NY.** Mr. McNaney wishes to install a black 4' aluminum fence for privacy and the containment of his dogs. **(CODE 190-22G)**. CEO Druschel pointed out that the southernmost border of the fence will align with existing village survey stakes. Mr. McNaney stated that he has spoken with the neighbors and all are in favor of the project. Kathy Berretta, adjoining neighbor and Planning Board Member, spoke in favor of the project and recused herself from the vote because she is a neighbor. A motion to accept the site plan application was made by L. VanGee, 2nd: A. Hayslip. *3 members voted in favor, none opposed, ayes carried.*

- **Tara and Chad Paige 8253 Lake Road, Sodus Point, NY.** Mr. Paige presented the preliminary site plan application for the construction of a 50'x30' (2) story building as per drafted plans. **(CODE 190-49)** The home will be of pole barn construction and the plans are to have stone veneer 36" up from the bottom and then vertical metal siding which will abut with horizontal siding. The home will have 3 bedrooms and 2 baths and the siding will be either blue or gray in color. CEO Druschel reminded the applicant of the time frame established by Village Code. (6 months for a building permit unless there is work done then it is 12 months, with the permit being renewable one time for 1 year). Mayor McDowell has previously requested that the water and sewer be installed by September 21, 2018 and Mr. Paige was agreeable to that condition. A motion to approve the preliminary site plan was made by K. Berretta, 2nd: S. Neal. *4 members voted in favor, none opposed, ayes carried.*

- **Martin Schutt, 7575 6th Street, Sodus Point NY.** Mr. Schutt presented his site application for the installation of a 4' black vinyl coated chain link fence to temporarily connect to an existing wooden fence. **(CODE 190-22G)**. The wooden fence will be replaced with the same black vinyl coated fence in the near future. The fence will run along the south side of the property and will be used for the containment of the applicant's dogs. The Board encouraged Mr. Schutt to complete the entire fence installation within 8 months. A motion was made to approve the project with temporary attachment to the existing wooden fence by L. Van Gee, 2nd: K. Berretta. *4 members voted in favor, none opposed, ayes carried.*

- **Darrell Pfiffner, 8434 Bay Street, Sodus Point Ny.** Via a teleconference, Mr. Pfiffner presented his site plan application for the remodeling of the former Zoot's building to convert from a restaurant to a triple apartment building. **(CODE 190-49)** There will be two, 2-bedroom units on the first floor which will be rented out and the second floor will be an apartment for the owners to use. Mr. Pfiffner plans to use "mid-grade finishes" for the interior and rent the lower units on a year-round basis and not seasonal. The front porch will be refinished while a second story deck will replace the existing porch roof. CEO Druschel reviewed code directives with the applicant and a motion was made to accept the site plan application as presented by: S. Neal, 2nd: A. Hayslip. *4 members voted in favor, none opposed. Ayes carried.*

A motion to adjourn at 8:40 PM was made by K. Berretta, 2nd A. Hayslip. *4 members voted in favor, none opposed. Ayes carried.* Our next scheduled meeting will be May 21, 2018 at 7 PM.

Ann Hayslip-Chair

Scott Neal-Clerk/member

Tim Jones/member

Kathy Berretta/member

Rusty Schryer/member

Larry VanGee/Ad Hoc