

PRESENT: David Stringfellow Chairman
 Dr. Paul Ziarnowski Vice Chairman
 Jennifer Lucachik Secretary
 David Bowen
 Elizabeth Schutt

ABSENT: James Liegl
 Mitch Martin
 Mary Ann Rood
 Jay Boardway Town Board Liaison

ALSO Michael Kobiolka Town Attorney
 PRESENT: Thelma Faulring Secretary to the Boards and Committees
 Karen Schweikert 3720 Breckenridge Road, Hamburg
 Tim Kirst Contractor for 9776 Trevett Road Project
 Brian Emerling Applicant – 9776 Trevett Road Project

Chairman Stringfellow called the meeting to order at 7:30 PM and appointed Mrs. Schutt to serve as voting member for this evening’s meeting.

CORRESPONDENCE

Secretary Faulring reported:

- In folders tonight final draft of ‘Welcome to Boston’ letter
- Planning Board letter dated September 13, 2016 to Town Board with the recommendation to approve the site plan submitted for Vacinek Plumbing at 8038 Boston State Road
- Town Board letter dated September 22, 2016 advising Planning Board the Vacinek site plan was approved.

CONCEPTUAL SITE PLAN REVIEW – 9776 TREVETT ROAD

Mr. Stringfellow: This is the Valley Fabricating property, it is a business a manufacturing business in a manufacturing zone; the proposal is to make a 30’ addition to the back of one of their buildings. Is there someone from the project to give us any information?

Tim Kirst: Contractor

First of all I’d like to thank the Board, Thelma and Mr. Stringfellow, he took time out of his day to come to my office so I could give him an overview of it; we sat down last week and discussed the project on his own time which he didn’t have to do, so I thank him for that. Thelma got the paperwork out in an excellent timely fashion; there was a little bit of confusion at the beginning; we had met with Sarah desJardins and everything got straightened out. So thank you. Basically it’s a cold storage equipment, unheated warehouse space, it’s a pre-engineered metal building manufactured by Butler Manufacturing with plans stamped in New York State; typical for a pre-engineered building. The same type of building that they have right now; it’s called a single slope width expansion; the colors are going to match; the heights are pretty much going to match and Brian is using it to store his parts and pieces.

Brian Emerling: President – Owner of the company.

With snow time coming on I need to store products because there’s warranty on it; this is our busy time, we wrap up in the winter time, a lot of product comes in, I’m trying to store it all inside because there is a lot of warranty on this stuff so I’m trying to keep it dry and out of the snowbanks, I can’t always keep it plowed. Just keep it inside so I keep the products in good condition when I sell it to the customer, is what it boils down to.

Mr. Kirst: There will be an overhead door on the south side and the north side for access to drive through, drop the equipment and go out the opposite end so not to impede traffic or turning around. Checked with the Building Inspector for the zoning of the property; everything seemed to check out.

Mr. Stringfellow: Do any of the Board members have comments or questions?

Mr. Bowen: Why is he here?

Mr. Stringfellow: He needs site plan approval for an addition to a commercial building.

The following will be Mr. Kirst's or Mr. Emerling's response to a Board members question or comment:

- We put a couple of outside security lights on both man doors on the north and the south side, there's no additional light poles or flood lights, just more security reasons
- Regarding motion: we can take your recommendation, we're going to pull off existing panel, there's no new service running in, whatever is required if it's motion that's fine, if it's on a time we can do it
- On the outside of the building there are lights on the north and south side, they do no broadcast out they shoot down
- Footprint of buildings - % of buildings to property covered is about 22%
- Neighbors have no problem with what's going in
- Trees will not be removed
- New building is in back tried to keep it in line with other buildings

Mr. Stringfellow: If there are no other concerns is there a motion or do we need to see anymore before make a recommendation that the Town Board approve it.

Mrs. Lucachik: I will make a motion to approve the Conceptual Site Plan based on the information we've received along with Sarah's and Jim Hannon's reports, he had already looked at this

Discussion followed regarding Town Engineer Hannon.

Secretary Faulring: Mr. Hannon only had a week to look at, so there was no review from the Town Engineer; I believe he and Sarah had talked and he had no problem with it, but there's nothing in writing.

Mrs. Lucachik: I will make a motion to send a recommendation that the Town Board to approve the site plan...

Mr. Kobiolka: Do you want to make that conditional upon approval of the Town Engineer SEQR.

Mrs. Lucachik: Yes.

Secretary Faulring repeated the motion: I will make a motion to send the recommendation to the Town Board to approve the Conceptual Site Plan submitted by Boston Valley Equipment Fab upon receipt of approval from the Town Engineer.

Mrs. Schutt: I will second that.

There was no further discussion and the motion carried.

Dr. Ziarnowski: If Hannon has a problem with it is that the Town Board or does it come back here?

Mr. Stringfellow: Our recommendation is that the Town Board approve subject to the receipt of a favorable recommendation from the Town Engineer; so the Town Engineer get his recommendation in on time and it has to be favorable otherwise it comes back to us.

Mr. Kirst Who is the engineer now for Boston.

Mr. Stringfellow: Jim Hannon is in Salamanca.

TOWN PLANNER

Mr. Stringfellow: I don't have anything other than the Welcome to the Town of Boston letter and I would like to read through it before we do anything else on it; and our Town Planner is vacationing in Italy.

Secretary Faulring: I wanted to get the letter out so Bill (CEO Officer Ferguson) could start handing it out because that's where a lot of confusion came from with this application tonight. I was not privy to the conversation that Bill had with whomever neither was Tim and we were both getting different reports; why they went directly to Sarah I don't know, they claim that's what they were told to do; that's why I wanted to get this letter out even if you find some corrections, but let's get it to Bill so that he can start giving it to applicants.

Mr. Bowen: Is there any issue with them going to Sarah?

Mr. Stringfellow: It went to Sarah before it went to the Building Inspector...

Secretary Faulring: And yes, that is a problem. They didn't have the right application form, they didn't have the right EAF, so a lot of things were held up...

Mr. Bowen: So they went to Sarah and as a result of going to Sarah they didn't have the right forms?

Secretary Faulring: What was submitted to me was not right, no.

Mr. Bowen: So does it say in here that they can't go to Sarah?

Secretary Faulring: After they go to the Code Enforcement Officer.

Mr. Bowen: But does that say that in here?

Secretary Faulring: Yes. And what I would like to do is get packages made up applications that require site plan review; there are two different applications; I would like to get folders made up so that all Bill has to do is grab one and say 'this is what you need to follow.'

LIAISON – TOWN BOARD UPDATE

Mr. Stringfellow: The Town Board representative is not present, Mr. Kobiolka do you want fill in on this?

Mr. Kobiolka: No I don't really have anything.

TOWN ATTORNEY – MR. KOBIOLKA

Mr. Kobiolka reported:

- The Town is trying to get the roof on the highway department taken care of and repaired prior to winter setting in; I understand there was some damage done to the highway garage from the storm in November and FEMA had come through with some funds for the Town to fix it and so they are working on that.

Mr. Stringfellow: Is there anything else for this evening?

Secretary Faulring: November 8 would be our scheduled meeting night, but the Town Hall is closed for election; also in November is meeting on November 22 which is Thanksgiving week. What are your thoughts on those two nights.

Discussion followed.

Mr. Stringfellow: Let's stay with November 8 if there is anything for the agenda; and let the 22nd go as it is.

Dr. Ziarnowski: Did anything come from the e-mail asking about Lenny Ciolek?

Secretary Faulring: I forwarded an e-mail from a woman who has something to do with the Knox Farms; they believe that he wants to put a brewery in one of the stables and they were looking for a letter to the editor that mentioned either David's name and Jennifer's name as possible authors of this letter to the editor; I sent it to you Paul because I thought that was more up your alley.

Mr. Stringfellow: I recall getting a phone call from a female asking about the thing that had been proposed on Rice Road. It's all open public information and I told her that yes it had come to the Planning Board, we had looked at it; it seemed to be a good fit to the property and a reasonable thing for that location and that we had recommended to the Town Board that they approve it, but nothing ever got built.

Secretary Faulring: His project in Boston has been abandoned as far as I'm concerned.

Mrs. Schutt: And his project has been shot down at the State level at Knox Farm, whatever they thought he was planning. He never attended any of their meetings.

Discussion continued.

Mr. Stringfellow: Is there anything else for this evening?

Being no further business Dr. Ziarnowski made a motion to adjourn, seconded by Mrs. Schutt and carried.

Respectfully submitted,

Thelma Faulring
Secretary to the Boards and Committees