

WEBSTER TOWN PLANNING BOARD MINUTES

PLACE: Webster Town Board Meeting Room 1002 Ridge Road

TIME: 7:00 p.m.

DATE: 1 February 2022

PRESENT:

Anthony Casciani, Chairman

Dave Malta, Vice Chairman

Derek Meixell

Mark Giardina

John Kosel

John DeMarco, Town Attorney

Josh Artuso, Director of Community Development

ABSENT:

Derek Anderson

Dave Arena, Secretary

Katherine Kolich, Recording Secretary

Mr. Casciani: Welcome to the February 1, 2022, Planning Board meeting.

Pledge of Allegiance/Roll Call

Summary overview of outcome:

WEST HERR FORD-SIGN

Applicant: Kirk Wright

Status: **APPROVED**

MCALLISTER SIGNS ADDITION

Applicant: Chris McAllister

Status: **APPROVED W/CONDITIONS: STONE CURTAIN DRAIN ALONG EAST SIDE OF BLDG MUST BE SHORTENED; STORMWATER SHOULD SHEET FLOW THROUGH GRASSY AREA RATHER THAN BEING PIPED TO THE NORTH.**

Mr. Casciani read the first application:

WEST HERR FORD SIGN: Located at 810 Ridge Road. Applicant Kirk Wright of Sign & Lighting Services Inc. is requesting **SIGN APPROVAL** to allow a 112 SF building mounted sign to reflect the change of ownership from Henderson to West Herr on a 6.59-acre parcel having SBL # 079.17-1-17.11 located in a CO Commercial Outdoor Storage District under Section 178-7 of the Code of the Town of Webster.

Appearing before the board was Kirk Wright, Sign and Lighting Services Inc. Simply changing the name on the building to West Herr. Same font, letters, colors, and same square footage as the existing Henderson sign was and same illumination.

Mr. Casciani: I see in your paperwork where you are changing the panels in the back.

Kirk Wright: They will come down and be replaced by someone else and then I will put up the new sign.

Mark Giardina:

RESOLUTION

Town of Webster Planning Board considered the request by Applicant, Kirk Wright of Sign & Lighting Services Inc. to install a 112 SF building mounted sign for West Herr Ford located at 810 Ridge Road on a 6.59-acre parcel having SBL # 079.17- 1-17.11.

The Planning Board classifies the proposed action to be a Type II Action under Section 617.5(c)(2) of the State Environmental Review (SEQR) Regulations and therefore is not subject to further review.

RESOLUTION 22-019

Mark Giardina made a motion for **TYPE II SEQR** which was seconded by Derek Meixell.

VOTE:

Mr. Anderson	ABSENT
Mr. Arena	ABSENT
Mr. Kosel	AYE
Mr. Malta	AYE
Mr. Meixell	AYE
Mr. Casciani	AYE
Mr. Giardina	AYE

RESOLUTION 22-020

Dave Malta made a motion for **FINAL APPROVAL** at 810 Ridge Road. Applicant Kirk Wright of Sign & Lighting Services Inc. is requesting **SIGN APPROVAL** to allow a 112 SF building mounted sign to reflect the change of ownership from Henderson to West Herr on a 6.59-acre parcel having SBL # 079.17-1-17.11 located in a CO Commercial Outdoor Storage District under Section 178-7 of the Code of the Town of Webster which was seconded by Derek Meixell.

VOTE:

Mr. Anderson	ABSENT
Mr. Arena	ABSENT
Mr. Kosel	AYE
Mr. Malta	AYE
Mr. Meixell	AYE
Mr. Casciani	AYE
Mr. Giardina	AYE

(Mr. Casciani read the second application):

MCALLISTER SIGNS ADDITION: Located at 1194 Ridge Road. Applicant Chris McAllister is requesting **PRELIMINARY/FINAL SITE PLAN APPROVAL (PUBLIC HEARING)** to construct a 960 SF addition to an existing pole barn for equipment and material storage associated with the sign business on a 1.56-acre parcel having SBL # 080.09-3-5.1 located in an MC Medium Intensity Commercial District under Sections 225-17 and 228-10 of the Code of the Town of Webster.

Appearing before the board was Chris McAllister and I am here with my husband Mark. We both reside and operate a business at 1194 Ridge Road. Back in 2017 we had approval to build a 2880 square foot pole barn on our property and at the time we did not build with any water or heat. We do have radiant heat in the floor and that's it and at this time we determined that we do need a little bit more storage space so we would like to add a 960-sf addition to the east side.

Mr. Casciani: And that is going from one door to the other, interior.

Chris McAllister: Exactly. There will be another overhead door and another man door as well.

Mr. Casciani: Ok, did Josh talk to you about PRC comments?

Chris McAllister: Yes, so I do understand, and Josh kindly called me today and the Highway Department had a comment about the run-off I believe, and they asked that we not extend it as far north and bring it closer to the building and grass. I do believe that was also addressed at the original meeting and we built accordingly but we probably failed to update that was required for this one.

Dave Malta: Looking at the picture, I don't see where there is any increase in the impervious surface because they had parking there, right or parking was on the grass before.

Chris McAllister: Ok, so where the vehicles are actually on the grass so we will be bringing a little more asphalt out just for the overhead door.

Dave Malta: ok, I didn't notice it was on the grass.

Mr. Casciani: Yes, it is under a 1000 sf. That makes sense just draining it out and closer to the building and then that way by the time it gets to the back of the property it's all pretty much absorbed. Materials?

Chris McAllister: Everything is the same exact materials, and we are using the same building as well.

Mr. Casciani: Does anyone else have any updates?

Dave Malta: No, it looks good.

Dave Meixell: This picture is phenomenal.

Chris McAllister: Thank you.

Mr. Casciani: This is a public hearing. If anyone wishes to speak for or against. None being, we will close the public hearing and bring it back to the board.

Mark Giardina:

RESOLUTION

Town of Webster Planning Board considered the request by Applicant, Chris McAllister to construct a 960 SF addition to an existing pole barn for equipment and material storage associated with the sign business located at 1194 Ridge Road on a 1.56-acre parcel having SBL # 080.09-3-5.1.

The Planning Board classifies the proposed action to be a Type II Action under Section 617.5(c)(9) of the State Environmental Review (SEQR) Regulations and therefore is not subject to further review.

RESOLUTION 22-021

Mark Giardina made a motion for **UNLISTED ACTION** which was seconded by Derek Meixell.

VOTE:

Mr. Anderson	ABSENT
Mr. Arena	ABSENT
Mr. Kosel	AYE
Mr. Malta	AYE
Mr. Meixell	AYE
Mr. Casciani	AYE
Mr. Giardina	AYE

RESOLUTION 22-022

Dave Malta made a motion for a **PRELIMINARY APPROVAL** at 1194 Ridge Road. Applicant Chris McAllister is requesting **PRELIMINARY/FINAL SITE PLAN APPROVAL (PUBLIC HEARING)** to construct a 960 SF addition to an existing pole barn for equipment and material storage associated with the sign business on a 1.56-acre parcel having SBL # 080.09-3-5.1 located in an MC Medium Intensity Commercial District under Sections 225-17 and 228-10 of the Code of the Town of Webster which was seconded by John Kosel.

VOTE:

Mr. Anderson	ABSENT
Mr. Arena	ABSENT
Mr. Kosel	AYE
Mr. Malta	AYE
Mr. Meixell	AYE
Mr. Casciani	AYE
Mr. Giardina	AYE

CONDITIONS:

1. Subject to PRC Comments
2. All the improvements shall be constructed according to the specification of the Town of Webster.
3. All site work is to be in compliance with the standards of the Town of Webster.
4. Comply with all requirements of any Federal, State, County or Town agency.
5. Address drainage, lighting, signage, and landscaping, buffering, berming and snow storage.
6. Approvals are subject to Drawing No: AS PRESENTED
7. Proceed to Final Approval

RESOLUTION 22-023

Dave Malta made a motion for **FINAL APPROVAL** at 1194 Ridge Road. Applicant Chris McAllister is requesting **PRELIMINARY/FINAL SITE PLAN APPROVAL (PUBLIC HEARING)** to construct a 960 SF addition to an existing pole barn for equipment and material storage associated with the sign business on a 1.56-acre parcel having SBL # 080.09-3-5.1 located in an MC Medium Intensity Commercial District under Sections 225-17 and 228-10 of the Code of the Town of Webster which was seconded by Derek Meixell.

CONDITIONS:

1. Subject to PRC comments.
2. Subject to Preliminary Approval Conditions.
3. Subject to all applicable governmental fees.
4. Subject to Department of Public Works approval
5. Significant construction shall occur within one year, as deemed by the Planning Board, to expire on 2.1.23.
6. The conditions of Preliminary and Final approval **MUST** be depicted on the cover page of the final designed plans.
7. Subject to resolution of the final approved minutes.
8. Approvals are subject to Drawing: AS PRESENTED

VOTE:

Mr. Anderson	ABSENT
Mr. Arena	ABSENT
Mr. Kosel	AYE
Mr. Malta	AYE
Mr. Meixell	AYE
Mr. Casciani	AYE
Mr. Giardina	AYE

John DeMarco: Mrs. McAllister, do you have a copy of the PRC comments/minutes? I want you to understand what the approval....

Mr. Casciani: It will be in the resolution.

Chris McAllister: No, I don't

John DeMarco: Before you go, take a quick look at it because it is conditioned on that and if there is something on there that appears objectional, now is the time.

Mr. Casciani: It's all comments but they all relate to the issue that we talked about, the drainage

Chris McAllister: It says no additional parking, but we are just going to have asphalt going to the overhead door, so that is really not parking.

Mr. Casciani: It is primarily the drainage issue in the back.

John DeMarco: ok, so you acknowledge receipt of the comments, right?

Chris McAllister: Right

Mr. Casciani: Josh, just for the record John is also here. We took roll call

With no other applications before the Board this evening Mr. Casciani concluded tonight's meeting at 7:15 pm.

ADMINISTRATIVE MATTER: No minutes were approved.

Respectfully Submitted,

Signed David C. Arena Sec. Dated 3/1/2022

David C. Arena, Secretary
Katherine Kolich, Recording Secretary

MAR 2 '22 4:46
FILED WEBSTER TOWN CLK
Dorothy M. Maguire