

WEBSTER TOWN PLANNING BOARD MINUTES

PLACE: Webster Town Board Meeting Room 1002 Ridge Road

TIME: 7:00 p.m.

DATE: 7 June 2022

PRESENT:

Anthony Casciani, Chairman

Dave Malta, Vice Chairman

Dave Arena, Secretary

Derek Anderson

Mark Giardina

John Kosel

Derek Meixell

Kyle Taylor, Attorney

Josh Artuso, Director of Community Development

ABSENT:

Katherine Kolich, Recording Secretary

Mr. Casciani: Welcome to the June 7, 2022, Planning Board meeting. Karen is recording and has all the notes. Katherine can take care of all that. We have 4 items on the agenda.

Pledge of Allegiance/Roll Call

Mr. Casciani:

Summary overview of outcome:

2175 EMPIRE BLVD/ LEGENDS GYM/SIGN

Applicant: Dave Heisinger

Status: **APPROVED AS PRESENTED**

896 RIDGE ROAD/AIC ANIMAL INTERMEDIATE CARE/SIGN

Applicant: Johnny Lamb-Mack

Status: **APPROVED AS PRESENTED**

943 RIDGE ROAD/MARINA AUTO GROUP/CHARGING STATIONS

Applicant: Sal Valle

Status: **APPROVED AS PRESENTED**

ABRUZZI DRIVE/PROVIDENCE ESTATES/SECTION 8

Applicant: HG Builders

Status: **APPROVED: SUBJECT TO INCORPORATING PRC COMMENTS**

(Dave Arena read the first application):

2175 EMPIRE BLVD: LEGENDS GYM SIGN: Located at 2175 Empire Blvd. Applicant Dave Heisinger is requesting **SIGN APPROVAL** for (1) 12 SF building mounted sign and (1) 6.5 SF panel within an existing monument sign associated with Legends Gym on a 1.76-acre parcel having SBL # 078.19-2-33 located in an MC Medium Intensity Commercial District under Sections 178-7 of the code of the Town of Webster.

Appearing before the board Dave Heisinger and I am just part owner. My other partner is working part time, so he is not going to be able to make it tonight. We are just looking to get approval for on our sign to go into the one-sided sign cabinet that is already pre-hung so it will pretty much just be a plastic sleeve that will slide right into place.

Mark Giardina: You have a picture on here. It looks like Ron's Auto Repair, and I think it is ATR. Where is your sign going to be?

Dave Heisinger: So, our will be the sign you see now but Legends 24/7 gym and it will be a little square that goes underneath his sign out front and then the main sign will be the same exact thing just on the front of the building where the sign cabinet is existing now.

Dave Malta: Are either of the signs back lit?

Dave Heisinger: Just the one for the cabinet is back lit and single sided.

Dave Malta: And what is going to show on that sign?

Dave Heisinger: What you see there is what you are going to see. It is just going to be black Legends with 24/7 Gym in red.

Dave Malta: And it's going to have a big white background?

Dave Heisinger: Yes, exactly what I provided to you. I tried to be as accurate as I could for you.

Dave Malta: We don't go with the white backgrounds. The only thing at night that would be lit would be the Legends and then the 24/7 Gym and the white would not be lit.

Dave Heisinger: No, it kind of throws a back glow behind it so that way the dark letter just shows it's way through. It's not even that great of a back lit sign.

Mr. Casciani: So then just the figures then?

Dave Heisinger: I'm sorry?

Mr. Casciani: Just the figures, Legends?

Dave Heisinger: Yes

Mr. Casciani: That is all that is lit, right?

Dave Heisinger: Yes

Mr. Casciani: Ok, steer me through this again I am digging stuff up. It's the sign on the front there by Ron's Auto?

Dave Heisinger: Yes, right now it says ATR Fitness.

Mr. Casciani: If just the figures are lit Dave, and the white background isn't lit.

Dave Malta: He is saying that the white background is going to be subdued but still lit.

Dave Heisinger: Yes, it makes the dark lettering just stand out. It is not that great of a lit sign.

Derek Anderson: That is what the existing sign is like right now, correct?

Dave Heisinger: Exactly what you see up there now is exactly going to be ours, but the only difference is we are not going to have that red outline around ATR like they did ours will just be black solid. So, it will literally look identical to what is existing there now.

Mr. Casciani: What is Ron's Auto repair, is that lit right now, I don't remember.

Dave Heisinger: I don't know because he is not open during night hours and I have never seen that sign lit up.

Mr. Casciani: Ok, I don't see it as an issue. It is kind of on the side there.

Derek Anderson:

RESOLUTION

Town of Webster Planning Board considered the request by Applicant Dave Heisinger, for a 12 SF building mounted sign and a 6.5 SF panel within an existing monument sign associated with Legends Gym located at 2175 Empire Blvd, on a 1.76-acre parcel having SBL # 078.19-2-33.

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 22-059

Derek Anderson made a motion to **TYPE II SEQR** which was seconded by Dave Arena.

VOTE:

Mr. Anderson	AYE
Mr. Arena	AYE
Mr. Kosel	AYE
Mr. Malta	AYE

Mr. Meixell	AYE
Mr. Casciani	AYE
Mr. Giardina	AYE

RESOLUTION 22-060

Dave Arena made a motion for **FINAL APPROVAL** Located at 2175 Empire Blvd. Applicant Dave Heisinger is requesting **SIGN APPROVAL** for (1) 12 SF building mounted sign and (1) 6.5 SF panel within an existing monument sign associated with Legends Gym on a 1.76-acre parcel having SBL # 078.19-2-33 located in an MC Medium Intensity Commercial District under Sections 178-7 of the code of the Town of Webster which was seconded by John Kosel.

VOTE:

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

(Dave Arena read the second application):

AIC ANIMAL INTERMEDIATE CARE SIGN: Located at 896 Ridge Road. Applicant Johnny Lamb-Mack is requesting **SIGN APPROVAL** for (1) 30 SF (south elevation) and (1) 10 SF (east elevation) building mounted signs associated with Animal Intermediate Care on a .51-acre parcel having SBL# 078.14-1-45 located in an HC High Intensity Commercial District under Sections 178-7 of the code of the Town of Webster.

Appearing before the board was Johnny Lamb-Mack owner of 896 Ridge Road and Animal Intermediate Care. So, I am proposing just to update the existing signage that is there both with my new name and a little bit of updated signage. So, the existing signs, one of them that we want to put in is a backlit panel on the roof and there is already a variance approved for that given the unique location of the building. So, what was there was just a sign that had front lights shining on the sign, but we are proposing to change it to a lit box that is back lit so that in the daytime it looks like a white box with all my colorful lettering and at night it will be just the lettering that you see.

One the front of the building it's just mounted above the front entrance with a downward light . There is no lit box or anything there. The sizes are similar to what was already existing and there are minimal differences.

Mark Giardina: Does anyone have any questions about the coloring of the sign? At night, it is on the second page. You have blue and it looks like violet, pink.

Johnny Lamb-Mack: Yes, three colors. It is actually the same as my shirt here.

Mr. Casciani: That's ok. It's not glaring or glowing or anything. It's subdued light and should be alright.

Dave Arena: Will you be taking the flood lights off there?

Johnny Lamb-Mack: Yes, they are kind of an eye sore.

Mr. Casciani: Not that it matters now but I am going to guess that when that was the Village Vet that ma have gotten a variance above the peak correct?

Johnny Lamb-Mack: It did.

Mr. Casciani: It did. I am going to assume that was giving and that goes with the building, so you are covered. Good!

Derek Anderson:

RESOLUTION

Town of Webster Planning Board considered the request by Applicant Johnny Lamb Mack for a 30 SF (south elevation) and a 10 SF (east elevation) building mounted signs associated with Animal Intermediate Care located at 896 Ridge Road, on a 0.51-acre parcel having SBL# 078.14-1-45.

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 22-061

Derek Anderson made a motion to **TYPE II SEQR** which was seconded by Mark Giardina.

VOTE:

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

RESOLUTION 22-062

Josh Kosel made a motion for **SIGN APPROVAL** Located at 896 Ridge Road. Applicant Johnny Lamb-Mack is requesting **SIGN APPROVAL** for **AIC ANIMAL INTERMEDIATE CARE SIGN** (1) 30 SF (south elevation) and (1) 10 SF (east

elevation) building mounted signs associated with Animal Intermediate Care on a .51-acre parcel having SBL# 078.14-1-45 located in an HC High Intensity Commercial District under Sections 178-7 of the code of the Town of Webster which was seconded by Mark Giardina.

VOTE:

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

(Dave Arena read the third application): MARINA AUTO GROUP/CHARGING

STATIONS: Located at 943 Ridge Road. Applicant Sal Valle with ChargeSmart EV is requesting **PRELIMINARY / FINAL SITE PLAN APPROVAL (PUBLIC HEARING)** to install (2) electric vehicle charging stations within an existing auto dealership parking lot on a 0.41-acre parcel having SBL# 079.15-1-22.10 located in an MC Medium Intensity Commercial District under Section 228-10 of the Code of the Town of Webster.

Appearing before the board Sal Valle and Chris for ChargeSmart EV and we are looking to obtain a building permit for two electric vehicle charging stations at Marina Auto Group at 943 Ridge Road.

Mr. Casciani: And what do they consist of? Just a couple of monuments or posts?

Chris: (not close to the mic) Two posts EV Charging Stations in the parking spots.

Sal Valle: I believe on one of your maps behind the site map legend, there is a 3d rendering of what the stations actually look like.

Dave Malta: So, there is going to be two charges on each monument.

Sal Valle: Correct, there are two ports that would charge. One station will that two ports and there will be two parking spots. There is two of those with a total of four parking spots and one of those spots we are making handicap accessible for people needing that handicap spot.

Dave Malta: How long would it take to charge them?

Sal Valle: We are putting in what is called a DCFC fast charger and there is only 4 in Monroe County, and we have two at Marina. Usually, depending on the battery size, there is a couple different components that go in, but you could expect to get a fully charged vehicle, at least 80% of it charged in, they say, 11 minutes to 30 minutes.

John Kosel: Is this just for the Marina's customers or is this open for the public?

Sal Valle: This will be open for the public. It will be for Marian and the public. Usually, the demographic who ever has an EV vehicle, they will be able to tell if there is a spot available at Marina so they can go in and charge their vehicle so it's for either or.

John Kosel: Do they have to pay a fee to use it?

Sal Valle: Marina will probably end up having a fee. I don't know what that fee is right now, but it will at least be the cost at where their electricity cost per KW hour, so they don't lose any money to help the public.

Mr. Casciani: Now where do you draw the power? Do you have to run lines in, and they come from the pole?

Sal Valle: RGE did come out to do a site visit and supply us a quote to run it up an existing pole that is on the east side of the property and it would be a new service. We are going to trench it into the ground up to the new parking spots up front that we will stripe and that will be EV parking only, so it is a new service, new pole that RGE has come out and gave us the plans for it.

Mr. Casciani: This is the first time we have had something like this come in. What are they 220 or how does this work?

Chris: These are 480 volt and 200 amps to each one.

Sal Valle: There are 200/40 volt. There are different levels. I know this is new for everybody. Level II's are what most people have at their house and maybe up at the Walmart at Baytowne. I live here and I don't know and that will take 4 to 8 hours to charge a vehicle. Level III's are the DCFC which are the fast chargers and like I said, if you look at the map there is about four in Monroe County. There is a few Tesla's up at Eastview; there is one at Fairport Village; there is one in Porsche dealership in Henrietta as well. We are going to be putting in two and at some other locations, not in Webster but that is the goal. From the government, the dealer can have their initiative and goal met by 2035 so.

Mark Giardina: Will these chargers be available 24/7?

Sal Valle: Correct, they are public access to have them public they must have 24/7 access.

Mr. Casciani: Would this be like a gas pump? Would there be one on either side of each
INAUDIBLE

Sal Valle: It would look like this (on the plans)

Mr. Casciani: Oh, there are two.

Sal Valle: One would go to one parking spot and there will be signage that says EV parking to avoid any type of regular customers coming in.

Mr. Casciani: So, each pedal stool takes care of two cars.

Sal Valle: Correct.

Dave Malta: Are these things live all the time? I mean how does someone start getting a charge.

Sal Valle: Sure, so we will also be putting a credit card processing on there as well but most people with EV have an app on their phone, it's very technologic savvy and they know, it will take them right to the parking spot. They can either prepay on the app and it communicates that way, or they could push a credit card in, just like if you were at a gas pump.

Mr. Casciani: Well, we are all getting educated now. This is a start for us. I don't have any issues with it, and I think it's kind of nice that you came in for the approval and there is going to be people asking questions about it and at least it gives us a little information.

Sal Valle: We are planning to do three more in Webster so we figured you could get familiar with us because we will probably be coming back.

Mr. Casciani: It doesn't infer with anything, and I don't see any issues with it at all. This is a preliminary, if there is anyone here that would like to speak for or against this? Ok, no one, I am going to close the public hearing and bring it back to the board.

Mark Giardina: I am just curious and pardon my geographic knowledge of this but is it found on Shoecraft Road or is it found off Ridge Road?

Sal Valle: Right on Ridge Road. Right here across the street from Hegadorns at Marina Dodge Auto group. I am trying to think what else is in the back there.

Mr. Casciani: You are right in back. Actually, they do a fantastic job of landscaping where the trees are.

Sal Valle: We are doing right in front there but not where people are pulling in and out. We are moving it down. We are putting it down so there are no cars in the front. We are putting bollards in the front in back just God forbid anyone off Ridge Road, they will hit the bollards first and not the station. So, we are very precautious in protecting that.

John Kosel: Will there be any signs noting that there are electric charging stations there?

Sal Valle: Correct. Aside from the application that people have on their phone, if you were to pull in or to see from the road, there will be EV parking/charging station signs. I don't know if it will be a stand alone next to the Marine Dodge sign that says EV Charging Only but most people that have an electric vehicle are used to looking on their phone on a site called [PLUGSHARE.COM](https://www.plugshare.com) where they can find every charging station in the United States.

So, if they are in Webster and they want to know which one is being built; where they are, and it will take them right to that parking spot.

Mark Giardina: Why did you select that location?

Sal Valle: They came to us. There is a big push from auto dealerships as kind of like every other commercial has an electric vehicle on TV right now, the manufactures FORD; DODGE; GM; Chrysler, they are mandating their dealerships to sell new electric vehicles as they are producing them. They do need to have electric charging stations in. So, our company goes around and helps dealerships; public municipalities and helps them with NY State rebates and census to help put these in to meet the infra structure goal that the Federal and State governments have. So, the chose it because they need it, and they want to be able to sell the new electric vehicles.

Mr. Casciani: I would have to guess probably; it won't be too long before we have everyone coming in.

Mark Giardina: I was just going to ask, there are other car dealerships up on Ridge Road are they going to be?

Sal Valle: (not directly in front of the mic) We do a lot. Bob Johnson in Henrietta and Chris just came from Poughkeepsie, NY to do three car dealerships down there and we do the northeast pretty much, so we are an INAUDIBLE that helps customers and municipalities, anybody. We do all the INAUDIBLE ready incentive. We do the paperwork so that they don't have to, to get them the rebates to help them put the charging stations in so we are all over the place.

Dave Arena: Will they eventually put them inside for their own use inside the dealership?

Sal Valle: I think currently they do have something to service a vehicle but what we are going is doing a fast charge and that is what differentiates 11 minutes compared to 4 hours so they can service, test drive, and keep customers moving.

Chris: Most of the dealerships do have the Level II's inside the dealerships, inside the deliver and service bays as well already.

Mark Giardina: Say for example, I drive a Toyota and I want to pull in to charging station, will this unit charge up my car because it's a different?

Sal Valle: They are universal the ones we put in. Tesla you would need adapter for your car. These are universal charging plugs that 99.9 % of the vehicles that are out there will charge with these charging stations.

Chris: We are using a plug called CCS and a lot of the car manufactures right now are coming out with adapters to fit that CCS plug so it is truly universal no matter what car you have.

John Kosel: What do the normally charge for a charge?

Sal Valle: For DCFC's, you could see it right on that PLUGSHARE.COM you will get familiar with that site as we progress and evolve with EV's, but most people are charging .35 cents a kw so a 30-minute charge could be 30-40.00 dollars for an electric vehicle for a 300-400-hundred-mile range depending on the battery. So, it's really dealers' choice as to what they do want to charge.

Mr. Casciani: Or pay 5.00 a gallon for gas.

Chris: I am at 195.00 today with gas so far.

Mr. Casciani: Ok, I guess we are set. Anybody? We closed the public hearing. Derek, do you want to do a SEQR?

Derek Anderson:

RESOLUTION

Town of Webster Planning Board considered the request by Applicant, Sal Valle with ChargeSmart EV to install two electric vehicle charging stations within an existing auto dealership parking lot at Marina Auto Group, 943 Ridge Road, on a 0.41-acre parcel having SBL# 079.15-1-22.10

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 22-063

Derek Anderson made a motion to **TYPE II SEQR** which was seconded by Mark Giardina.

VOTE:

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

RESOLUTION 22-064

Dave Malta made a motion for **PRELIMINARY APPROVAL AT 943 Ridge Road**. Applicant Sal Valle with ChargeSmart EV is requesting **PRELIMINARY / FINAL SITE PLAN APPROVAL (PUBLIC HEARING)** to install (2) electric vehicle charging stations within an existing auto dealership parking lot on a 0.41-acre parcel having SBL# 079.15-1-22.10 found in an MC Medium Intensity Commercial District

under Section 228-10 of the Code of the Town of Webster which was seconded by John Kosel.

VOTE:

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

CONDITIONS:

1. Subject to PRC Comments
2. Approvals are subject to drawing dated October 2015 but received by the town May 20, 2022.

RESOLUTION 22-065

Dave Malta made a motion for **FINAL APPROVAL** Located at 1173-1175 Ridge Road. Applicant Steve Smith is requesting **FINAL SITE PLAN APPROVAL (PUBLIC HEARING)** to construct a 2,300-sf building addition with added landscaping and parking improvements associated with an auto accessory installation business on a 1.28-acre parcel having SBL # 080.13-2-3.1 located in an MC Medium Intensity Commercial District under Section 228-10 of the Code of the Town of Webster which was seconded by Mark Giardina.

VOTE:

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

CONDITIONS:

1. Significant construction shall occur within one year, as deemed by the Planning Board, to expire on 6.7.23.

(Dave Arena read the fourth application):

PROVIDENCE ESTATES-SECTION 8: Located at Abruzzi Drive within the Providence Estates subdivision. Applicant H.G Builders is requesting **FINAL SITE PLAN & SUBDIVISION APPROVAL** to develop 10 single-family homes on 5.7-acres of land having SBL# 050.03

-I-68.005 located in an R-1 Single Family District under Section 228-8 of the code of the Town of Webster.

Appearing before the board Mike Ritchie with Costich Engineering with Josh Gasper with HG Builders. We are here tonight requesting final site plan and subdivision approval for Section 8 of Providence Subdivision. It is ten lots in this section. The section that is shown here, the green is ten lots (showing the plans and then flipped board over to other side) showing in blue is where they are and kind of the hatched in red is what has been built so far and then the lighter one is the remaining one to be built at the end of the cul de sac. We are proposing section 8 be built per the preliminary plan. There are no changes to the lot configurations; roads; utilities; anything of that nature.

We did receive some comments from Engineering, Highway and Sewer. Nothing major just some technical items that need to be addressed. I will be INAUDIBLE with John, and we have no issue with them, and we will work through those to their satisfaction. I believe John's schedule is that he would like to do the site work this summer hopefully so he can do some of the foundation work and get some of the houses started before the weather gets bad. So, if this board feels that they can approve this, we would like to work with the town and all the other agencies and get this approved and into construction. So, I would be happy to answer any questions that the board has.

Mr. Casciani: Were there 8 lots or 10?

Mike Ritchie: 10 lots.

Mr. Casciani: Actually, this is part of the original approval project from when you first came in with it and nothing has really changed. Project has gone good and nice houses. Again, the only reason for this and this goes back when we talked at the PRC meeting, a developer develops a piece of property and you may have a 100 lots and you can't develop them all at the same time and be paying taxes on a 100 lots so that is why they subdivide into sections 1,2,3,4 and whatever they need and as it gets developed they come in. This particular project right now, is this the last section John? There are 10 lots in there so this is the final part of the overall?

Dave Malta: This is not the final part. There is still one more piece to that.

Mike Ritchie: The cul de sac, there are 8 more lots after that, but this is the last piece of it.

Mr. Casciani: But again, it's the last section. This is a public hearing I believe, isn't it?

Dave Arena: Yes

Mr. Casciani: No, it's not. Final site plans. I don't know if there is anyone who wishes to speak regarding it though. I see a few people.

Harry Lucas at 472 Thyme Drive at Providence Estate. I just had a quick question about the drainage and making sure that it gets addressed because it stays pretty swampy and I know there

is a sewer line that runs back there, a storm drain line that runs back there to catch some it. I just want to make sure that it is recognized on how wet it can be back there and the grading gets put in the proper space.

Mike Ritchie: Yes, we will look at the drainage and we are proposing a couple catch basins at the rear of the property and rear yard swales to those catch basins and then they will go into the storm sewer to the road and ultimately to the pond. I think part of the drainage issue is when you do rough grading and the section isn't done, there can be some ponding or some low spots and that will all be worked out with this final section, and we will make it so there is no ponding water or anything running into other people's property. So, that is all part of our grading plan and that will be taken care of.

Dave Malta: Have you addressed the PRC comments?

Mike Ritchie: (not using the mic) The one comment we would like to discuss and again, this comment maybe for the Sewer Department and the first comment was that the road needs to be extended past manhole S1 to allow access to the manhole. I don't know if you have the plans with you, but the sanitary sewer runs to the northeast and then ties into the existing sewer INAUDIBLE sanitary sewer to make these 10 lots work and the town asked us to install a road up to this sewer which is about 100 feet to the northwest of the hammerhead and the town requested this road. Our request is that we are able to construct maybe a gravel base to that point and knowing that when we finish the subdivision asphalt, we will go in just as a cost saving measure and hopefully cut down on some grading to not get it finished yet. So, that is the only thing in the request and that might be more of a Sewer Department question then Planning Board but other then that, we have no issues with the rest of the comments.

Mr. Casciani: Ok, what we will do is just make it subject to that and then you can talk to those guys.

Mike Ritchie: Very good, thank you.

Mr. Casciani: Again, this is just in for final for this section. I don't know what else we need to do with this, there is no SEQR to be done with this. Ok, does someone want to make a motion to this?

RESOLUTION 22-066

Dave Malta made a motion for
**FINAL APPROVAL SITE PLAN &
SUBDIVISION APPROVAL Located** at Abruzzi Drive within the Providence Estates subdivision. Applicant H.G Builders is requesting to develop 10 single-family homes on 5.7-acres of land having SBL# 050.03-1-68.005 located in an R-1 Single Family District under Section 228-8 of the code of the Town of Webster which was seconded by Derek Meixell.

VOTE:

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

CONDITIONS:

1. Subject to PRC comments.
2. Subject to Parks and Rec fees.
3. Subject to Preliminary Conditions.
4. Subject to all government fees.
5. Subject to Department of Public Works approval
6. Significant construction shall occur within one year, as deemed by the Planning Board, to expire on 6.7.23.
7. The conditions of Preliminary and Final approval are depicted on the cover page of the final designed plans.
8. All downspouts to be connected to the storm sewer system.
9. Subject to resolution of the final approved minutes.
10. Subject to the Sewer Department that the road that is requesting to the manhole that can be either gravel or black top.
11. Subject to the final approved minutes.

ADMINISTRATIVE MATTER: Minutes were approved for May 17, 2022.

With no other applications before the Board this evening Mr. Casciani concluded tonight's meeting at 7:45pm.

Respectfully Submitted,

Signed

David C. Arena Sec

Dated

6/21/22

David C. Arena, Secretary
Katherine Kolich, Recording Secretary

JUN 23 '22 PM 1:24
FILED WEBSTER TWIN CLK

Dorothy M. Maguire