

A regular meeting of the Town/Village of Lima Planning Board was held on Wednesday, May 17, 2023, at 7:00 PM at the Lima Town Hall 7329 E Main Street, New York 14485

PRESENT: Chairman Wayne Childs, Members Attorney Ericka Elliott, Jacob Button, Larry Kramer, Paul Osborne and George Gotcsik

ABSENT: Vice Chairman Andrew Britton

OTHERS: Code Enforcement Officer Floeser and Secretary Sharon M. Knight, MMC/RMC

VISITORS: Jim Shelly, Tony Tondryk, Historical Preservation Commission Member Fran Gotcsik, Zoning Board of Appeals Chairman Jim Van Dick, and Town Board Member Representative Mark Petroski

Chairman Childs called the meeting to order at 7:00 P.M. and led everyone in the Pledge of Allegiance.

RESOLUTION #3 APPROVAL OF MINUTES

On motion of Member Gotcsik, second by Member Button following resolution was

ADOPTED AYES 5 NAYS 0 ABSTAIN 1 (Osborne) ABSENT 1 (Britton)

RESOLVE to approve the minutes of March 15, 2023 as emailed and posted on the Town of Lima website.

Vote of the Board: Ericka Elliott - Absent, George Gotcsik – Aye, Larry Kramer, Aye, Paul Osborne- Absent, Jake Button- Absent, Vice Chairman Andrew Britton - Aye, Chairman Wayne Childs – Aye

RESOLUTION #4 ZORNOW'S LETTER OF SUPPORT

On motion of Member Elliott, second by Member Gotcsik the following resolution was
ADOPTED AYES 6 NAYS 0 ABSENT 1 (Britton)

RESOLVE to approve Chairman Childs sending a letter of support to the NYS Department of Agriculture and Markets acknowledging the development pressure that exists in the Town and to extend their support of Ted and Marcia Zornow's grant application.

Vote of the Board: Ericka Elliott - Aye, George Gotcsik – Aye, Larry Kramer, Aye, Paul Osborne- Aye, Jake Button- Aye, Vice Chairman Andrew Britton - Absent, Chairman Wayne Childs – Aye

DISCUSSION – PRELIMINARY REVIEW OF INCOMPLETE SITE PLAN – JIM SHELLY 7281 WEST MAIN STREET

Chairman Childs reported he met with property owner Jim Shelly and Code Enforcement Officer Floeser to discuss an expansion to his business by an addition of a shaded structure. Chairman Childs welcomed Jim Shelly to the address the Board with his plans.

There was a lengthy discussion identifying the project. The required site plan submittal checklist was reviewed that acknowledged the application is not complete. The property is in a downtown business district and the Historic Preservation Area. A public hearing will be scheduled after the Code Enforcement Officer receives a complete application. The following items were identified as needed to be included with the final site plan:

Dimensions of the property (including the right-of-way), outdoor area to be affected by outdoor extension, covered structure, half-walls - barriers, floor plan, flow of entrance and exits, parking, lighting including height and shielding, (inside and outside) string lights, outside lighting for parking lot, and electric heaters (if they will be used). All items must be indicated on the final drawings. A report of hours of operation and SEQOR has been starting and will need to be completed with the site plan review.

Chairman Childs will meet again with Mr. Shelly to check for a completed application prior to sending to the Historic Preservation Commission and County Planning Board for their recommendations.

DISCUSSION – PRELIMINARY REVIEW OF INCOMPLETE SITE PLAN – TONY TONDRYK – 1886 DALTON ROAN

Chairman Childs reported Code Enforcement Officer Floeser met with property owner Tony Tondryk to discuss an expansion to his business by adding a storage building and workshop. Chairman Childs welcomed Mr. Tondryk to the address the Board with his plans.

There was a lengthy discussion identifying the project. The required site plan submittal checklist was reviewed acknowledging the application is not complete. The following items were identified as needed to be included with the final site plan:

Clean-up the drawing identifying the location of the building addition(s) size (30 x 40 or 30 x 50), colors to be used, lighting, trees, berms, landscaping, additional parking. It was questioned if there is a town right of way for water retention pond.

The complete application will be referred to the County Planning Board.

DISCUSSION – PROCEDURE REVIEW OPEN ITEMS

There was discussion:

Many Planning Boards do not hold pre-application review as they wait to set a public hearing until after a completed application is received.

An outstanding question is, “Who does the Historic Preservation Committee report to the Boards or applicants”?

The meeting adjourned by motion of Member Osborne and seconded by Member Elliott at 8:20 P.M.

Respectfully submitted by:

Sharon M. Knight, MMC/RMC, Secretary