

MINUTES FOR WORK SESSION
FLORIDA PLANNING BOARD
VIA ZOOM
APRIL 20, 2021

CALL TO ORDER:

Chairman Scott called the meeting to order at 7:32 P.M. with the Pledge of Allegiance.

BOARD MEMBERS PRESENT:

Chairman Robert Scott
Member Howard Cohen
Member, Marvin Kissinger
Member Jim Sosler
Member Jeanne Uszenski

ALSO PRESENT:

Elizabeth Cassidy, Esq.
Natalie Barber, EIT of H2M Engineers
Robert Knebel – Village Drive Commons
Steve Esposito – Esposito & Associates
Dave Getz, P.E. – Engineering Properties PC
Rick Seery – Keystone Novelties Representative

- I. CORRESPONDENCE Chairman Scott confirmed that all members were in receipt of the below listed correspondence
1. *Letter from John Greenhill of the Village of Florida Fire Department received April 8, 2021 regarding the 60 N. Main Street 105-1-13 application*
 2. *Letter from Steven Esposito of Esposito & Associates received on April 9, 2021 regarding the Village Drive Commons 112-2-4 & 2 application*
 3. *County Response per GML239 Review received April 9, 2021 regarding the Keystone Novelties Distributors 102-2-10 application*
 4. *Letter from Stainratty LLC received April 13, 2021 regarding the 60 No. Main Street 105-1-13 application*

Chairman Scott introduced Natalie Barber, EIT of H2M Architects & Engineers as the Planning Board engineer effective immediately.

II. REVIEW OF APPLICATIONS

A. UNFINISHED BUSINESS

Knebel/Village Drive Commons/ 112-1-4 & 112-1-12

Chairman Scott offered that the new engineering firm has submitted technical review comments for the project.

Additionally, the applicant has provided response to public comment received at the recent public hearings.

Ms. Barber reviewed the current technical review comments for the Village Drive Commons.

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Since the review was received at a late hour prior to the meeting, the board determined that comments would be reviewed further at the next meeting, but could be discussed this evening.

The board reviewed grading requirement per the code.

Mr. Getz reviewed how the applicant will make adjustments to comply with the code.

Attorney Cassidy expressed opinion supporting landscaping and grading changes.

Mr. Getz addressed the status of the review by the Army Corps of Engineers and Jurisdictional Determination.

Mr. Knebel asked if there are any provisions for waivers regarding grading changes.

Discussion ensued regarding offsets per the code as per Local Law #7 of 2020.

Mr. Esposito offered renderings reviewing compliance to the offset code.

Mr. Knebel asked for further interpretation of the code and was referred to the building inspector for review. Inquired if there was a waiver that could be applied to the five-foot jogs.

Ms. Cassidy offered this code provision matches the MR (multiple residence) zone code. Further comments were reviewed by Ms. Barber.

Consideration to delay or defer the Architectural Review Board.

Site plan will abandon prior unused easement.

Recommendation was made that a new manhole be made on the property. Onsite sewer maintenance would be the responsibility of the property owner.

Chairman Scott offered that the board required additional time to review.

Mr. Esposito requested Ms. Cassidy draft the SEQR documents. Mr. Scott polled the board and all were in agreement to proceed with SEQR at this point in time.

Chairman Scott offered that the board and applicant review and address the new comments from Engineer Natalie Barber.

Keystone Novelties Distributors, LLC / 102-2-10

Ms. Cassidy briefed the board that the application is the same every year and has been approved previously pending comments from the county.

County review GML commented on clarification of the address of the property.

Action to be filed with the county.

Mr. Rick Seery of Keystone Novelties advised that Keystone will comply with county's request to refer to the project by SBL. Additionally, all required fire extinguishers required will be provided.

The board determined to ratify the previous decision made at the March Planning Board meeting incorporating the comments received from the county. A motion will be made at the April 28 Planning Board meeting.

Stainratty/60 North Main Street/ 105-1-13

The applicant was not in attendance for this meeting.

Ms. Cassidy offered that the applicant does not typically attend work sessions.

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Applicant has provided review of the public comments received from the recent public hearings.

A discussion ensued by the board members.

Board is in receipt of comments from Natalie Barber that will be added to the April 28 Planning Board meeting.

New comments reviewed by Ms. Barber, copy to be forwarded to the applicant.

The board decided that they will need a determination by the building inspector regarding adjacent properties.

The board would like the building inspector make a determination if the adjoining buildings are garages or barns.

Upon review of the submission, the board requests that any submitted plans need to be stamped by a licensed engineer.

III. NEW APPLICATIONS
B. NEW BUSINESS

Anna Palasz / 90 North Main Street / 105-1-7

Application for Sign Permit

Applicant not in attendance.

Multiple items missing from application, details needed include linear footage of the building, how will the sign be mounted, dimensions of the sign.

IV. DISCUSSION

Mr. Scott introduced Trustee Roach of the Village Board as liaison to the Planning Board and ZBA.

V. ADJOURNMENT

A motion was made by Member Sosler and seconded by Member Uszenski to adjourn at 9:29 pm

VOTE: 5 AYES 0 NAYS

Minutes respectfully submitted by
Christine Bodeker