

VILLAGE OF CENTRAL SQUARE
3125 EAST AVENUE
CENTRAL SQUARE, NY

PLANNING BOARD MEETING
MARCH 16, 2017

APPROVED
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VILLAGE OF
CENTRAL SQUARE

The Village of Central Square Planning Board met at the Village Hall on March 16, 2017 at 7:00 PM. Members in attendance were Chair Maryellen Commisso, Zita Bookman, Maggie Kirkby, Tom Rinefierd, Craig Wilson and Code Enforcer Ed Cusato.

Called To Order:

Maryellen Commisso called the Planning Board meeting to order at 7:00PM followed by the Pledge of Allegiance.

Old Business:

Maryellen: Asks the Planning Board Members if they had a chance to look over the January 19, 2017 minutes? Are there any questions, comments? Zita Bookman made the motion to except the January 19th minutes seconded by Tom Rinefierd. It was unanimous.

There was no new business to present at this time.

From Code Enforcement

Ed Cusato handed out his monthly report of what is happening in the Village.

Ed also handed out to the Planning Board a small potential site plan for O'Reilly Auto. This is just a friendly notice from them. **Maryellen** asked about the lot line adjustment. **Ed:** Yes there are two lots that they purchased. They want to join them into one lot that is just a formality. **Maryellen:** you said there are three lots. **Ed:** I believe there are three but O'Reilly only purchased the two. Ed talked about the entrances and exists for O'Reilly Auto: "In some cases two entrances and exits help". **Zita:** "Right" but they all come out on 49 and the sight line with people coming out of the entrance is not good. **Ed:** the state might require them to do a traffic study or any number of things to look at this and we are not quite sure how the landscape is going to be. The board talks about the traffic problem with the west end of the businesses through the Village. **Maggie:** It is easy for properties to be combined and is done by having the surveyor restate the properties dimensions. **Maryellen:** Stressed setback requirements and this would need to be satisfied for the combined parcels. **Ed:** The lot line adjustment requirements have been sent to the surveyors.

Ed: 518 South Main Street-Mr. Kevin Devendorf owns the business called "Kars". **Maryellen:** I would like Kim Cusson to go back into the minutes to let the board know why we decided for him not to have a used car lot there. **Ed:** I had a talk with Kevin; he is not making it as just a mechanic so he is trying to bring something else in and wants to expand. **Tom Rinefierd:** Is he selling vehicles there already? **Ed:** Yes he is selling a couple. **Maryellen:** Kevin is not the original owner he might not even realize that he cannot sell cars there. The Planning Board would have to look into this further because if he expands his lot there is a residential home nearby. **Ed:** I told him I would mention this to the board and if he wanted to pursue to have a used car it would have to go to the Planning Board.

Ed: 668 South Main Street- Allstate Insurance- They have issued a sign permit.

Ed: 652 South Main Street- Prestige Studio- Fine Line Barber Shop- Ed I went there and gave them the application for a sign permit. We knew off the bat that they would need a variance. The Village got the application back so it was denied because lack of information. He also wants to put two decorative poles on the outside next to the windows. I do not have a problem with that they will not be lit up. We will get to the flags and the neon sign at the Planning Board.

Ed: Nathan Stokes: He did submit his plans; permit has not been issued yet. The plans are still in review.

Ed: 118 Tucker Ave: Ham Radio- If cell towers or phone line go down ham operators are the only ones that can communicate with the world. It is a hobby so they do it out of their home. Kevin Dailey has already purchased the pole which is 20 foot high. Antennas are not allowed in the code. What Kevin wants to do is locate it directly behind his garage. Behind his garage is about 20 feet and then you got that big row of pine trees so it would almost be hidden. In my opinion, I would require him to go for a variance to allow. Do you want him to do a site plan application and a variance application and to pay the fee up front? Yes the board would like him to come to Planning Board first. **Craig Wilson:** How high are the trees behind his property? **Ed:** I would say they are thirty feet high. **Maryellen:** Does he own the pine trees or does someone else own them? **Ed:** He owns the pine trees. The pole he owns is a telescoping pole 20 feet high and goes up to 30 feet.

Ed: Heritage Sheds are looking for a few sites to bring in some sheds to sell for seasonal sales.

Maryellen: It is a new business. They have to come in with a site plan to review in front of the Planning Board. **Zita:** There was a shed place across from M&T bank in Cicero, no one was ever there you had a number to call and it was not maintained properly. **Ed:** That part of it is who enforces it and how well you enforce it.

Ed: 656 South Main Street- Mr. Barbieri unsafe barn. This has been a problem for three years now and we have gone so far and it stopped. A potential problem like this has addressed and to follow it all the way through. His order was to submit stamped structural engineered report on how to repair it or demolish it and then go to the Village Board to make a resolution. The copy of the resolution and the notice was sent to him and he will have 30 days to go through the permit process to repair or demolish it and submit the paperwork to demolish it. From that 30 days then Mr. Barbieri will have additional 30 days to take care of it. So, 60 days on this, way or another, if he ignores everything than the Village takes it down.

Maggie: Does the Village charge him for this? Oswego County does not add to taxes. **Craig:** There will be a lot of fees, legal fees etc: **Ed:** What is the alternative? Grace Fuller and Randy Weaver's property are in the same predicament. There are fire codes that they have to conform to and they have to be done the right way.

Ed: A frame signage. I would like the Planning Board's opinion on "A" frame signage. **Maryellen:** I think sometimes it is an inexpensive way for some of these companies to advertise. **Ed:** A frames are not allowed in the code. In my opinion the business would apply for a variance to allow and then conditions would be set.

Maryellen: All business is said should be done. It is 8:05PM can I have a motion to adjourn? **Tom Rinefierd** made a motion to adjourn and **Maggie Kirkby** seconded the motion. All in favor, it was unanimous to adjourn the meeting.

Respectfully Submitted,
Kim Cusson/ Administrative Assistant