

09/16/08 Planning Board Minutes

TOWN of ELMA PLANNING BOARD
1600 Bowen Road Elma, NY 14059

MINUTES OF REGULAR MEETING, September 16, 2008

The Regular Meeting of the Town of Elma Planning Board, hereinafter referred to as the EPB, was held Tuesday, September 16, 2008 at 8:00 PM in the Elma Town Hall, 1600 Bowen Road, Elma, New York.

PRESENT:

Chairman Thomas Reid
Member David Baker
Member Michael Cirocco
Member Anne Fanelli
Member Gregory Merkle
Member James Millard
Member Robert Waver
Alternate Gregory Kalinowski

TOWN REPRESENTATIVES:

Raymond Balcerzak, Asst. Building Inspector
James Wyzykiewicz, Town Engineer
Phyllis Todoro, Town Attorney

ABSENT:

Joseph Colern, Building Inspector

I APPROVAL OF MINUTES

Motion to Approve Minutes of August 19, 2008 Made by Chairman Reid and Second by James Millard.

Ayes: 7. Nays: 0. Motion Carried.

II MOOG – BLDG 2-C AERO SPACE GROUP ADDN – JAMISON ROAD

Donald Aubrecht, Architect of Fontanese, Folts, Aubrecht & Ernst and Richard Crance,

Facilities Manager for Moog, appeared before the EPB to request a modification to the road area serving the previously approved project. Included in the addition was a cafeteria. According to Architect Aubrecht, the original plan was to transport and deliver food at the rear of the building and through the machine area. This has proven to be unworkable because of sanitary concerns involving the food and access/delivery through the plant. Therefore it will be necessary to take care of these daily operations by way of Jamison Road instead.

The hours of operation of the cafeteria will be from 6:00 AM to 8:00 PM. A request was made by Moog to have deliveries from food vendors at specified times to minimize road safety concerns but the vendors said this was not possible.

The new proposal is to have a drop off area immediately outside of the cafeteria on Jamison Road. According to Architect Aubrecht, this would involve expanding the size of the road apron to 12' and paving it. The length would be approximately 118' to allow a vehicle to pull off into a 10' driveway leading to the cafeteria door. Large delivery trucks such as Sysco Foods would have to back into the driveway. The plan for the paved, enlarged apron was reviewed by the Erie County Department of Public Works and given approval on September 11, 2008. It will be the responsibility of Moog to maintain the apron.

Two requests were made by Chairman Reid: (1) Expand the apron from 12' to 15'; and (2) Post a No-Parking Sign. Architect Aubrecht responded that this would not be a problem.

Motion Made by Chairman Reid and Second by Michael Cirocco to approve the plan as submitted with the following changes:

- (1) Enlarge the paved road apron from 12' to 15'.
- (2) Post a No-Parking Sign in this area of Jamison Road.

Ayes: 7. Nays: 0. Motion Carried.

III CRC UPDATE

Diane Rohl briefly explained that the Findings Report as drafted by Drew Reilly (Wendel Duchscherer) was in response to the 239m Referral required by Erie County for the newly proposed commercial codes. She said it would be a good document to review for a better understanding of how and why the CRC designated certain areas as either C-1, C-2

or C-3 Zones.

IV WORKSHOPS/EVENTS

The flyer requesting help at the October 4th Pumpkin Fest was distributed.

V LETTER TO IROQUOIS CENTRAL SCHOOLS

Mention was made of the scheduled meetings by the School to explain the upcoming Referendum for a capital project. In an attempt to work together and forestall any potential problems, the EPB decided it would be helpful to both parties to review the plans.

A Unanimous Motion was made to write a letter to the Iroquois Central School District inviting them to make a presentation to the EPB at the regular October Meeting.

VI FYI

Buffalo News Article – East Aurora mulls design standards

Building Inspector's Report – July 2008

CRC Minutes - None

ECB Minutes - Town Web Site

Town Board Minutes - Town Web Site

VII ADJOURN

Motion Made by Chairman Reid and Second by James Millard to adjourn at 8:27 PM. Unanimous.

Respectfully Submitted,

Diane Rohl,
Recording Secretary