

VILLAGE OF MACEDON PLANNING BOARD
81 MAIN STREET
MACEDON, NEW YORK 14502
WEDNESDAY, December 3, 2008

ORDER

Chairperson Kim Thompson called the meeting to order at 7:00 p.m. In attendance were Planning Board members: Jennifer Delehanty , Steve Poutre, Andy Bazinet and Linda Braun Secretary Kathy Reilly. Also in attendance were, Code Officer Philip D'Alessandro, Village Engineer Dan Cornwall, Planning & Zoning Board Commissioner David Sliney. Guests in attendance included: Robert Palmiere and Kris Mago.

MINUTES

The following MOTION was made by Andy Bazinet and seconded by Steve Poutre

RESOLVED that the minutes from meeting dated October 1, 2008, be approved with the following revision:

The addition on page 2 item #1 – The final plan is dated 7/14/08, with last revised date of 9/4/08.

Motion carried
4 votes in favor
None opposed
1 Abstain

The following MOTION was made by Steve Poutre and seconded by Jen Delehanty

RESOLVED that the minutes from meeting dated November 5, 2008, be approved with the following revision:

The addition under Other Business – Andy, Jen and Marcy to attend training on 11/14/08.

Motion carried
3 votes in favor
None opposed
2 Abstain

APPLICATIONS: Brett Norton - Sign Permit
North Star Auto Electric
105 Main Street
Macedon, NY 14502

The following MOTION was made by Steve Poutre and seconded by Andy Bazinet

RESOLVED that the Norton Application be tabled until the January Planning Board meeting at the request of the applicant.

OTHER BUSINESS: Discussion on Planning Board procedures and input was given by all and a draft will be ready at our next meeting.

Incentive Zoning:

Mr. Palmiere went before the Village Board on November 12, 2008 to introduce the concept of “Incentive Zoning” for the Village of Macedon. On 11/12/08 the Village Board passed a resolution giving a directive to the Planning Board to put together an Incentive Zoning Plan for submittal for adoption by the Village Board of Trustees.

Mr. Palmiere had requested to speak informally to the Planning Board to seek input on a potential future application for a property adjacent to Gravino Park. He is proposing to donate a piece of land to the Village adjacent to Gravino Park in exchange for permission to put a billboard up on Village property in front of the Sewage Treatment Plant.

Question was asked why we need Incentive Zoning to be put in place versus just amending our Zoning Ordinance.

Incentive Zoning would give us a tool to be able to work with unusual situations. This would then mean the checks and balances would be more stringent because there would be additional eyes that have to look at the situation. This would allow us to work with other developers without having to rewrite the current Zoning Laws and opening a door that we might not want to open.

After much discussion, the Planning Board is generally in favor of implementing incentive zoning. Phil created a draft for a Local Law “Incentive Zoning”. The Planning Board will take a look at this draft and make changes as needed and have a edits to Phil by 12/19. Phil will then revise and re-distribute a pre-final version to the Planning Board on 12/31. At this time, Kim Thompson will draft a letter to the Village Board summarizing that the Planning Board will move forward on due diligence on a local law.

Dan gave an update on the revisions of Local Law #3 2006 – Inspection of Multiple Dwellings. An amendment to this law will allow the addition of the inspection of 2 family dwellings as well as what currently is inspected. The Planning Board is in support of implementing this Local Law.

Mention was made of three properties in the Village of Macedon that may have zoning violation issues the Planning Board recommends be addressed by the Village Zoning Officer.

The former Ward's Restaurant – Mclouth is now parking inventory at the location.

Express Mart, 123 Main Street – The exit onto Erie Street will have to be closed off.

Macedon Collision, 127 Main Street – The semi trailers parked should be addressed.

ADJOURN:

There being no further business the following motion was made by Steve Poutre and seconded by Jennifer Delehanty:

WHEREAS, at this time there being no further business, now

THEREFORE BE IT RESOLVED, that the meeting be adjourned.

Motion carried
5 votes in favor

The meeting was adjourned at 9:15 p.m.
Respectfully submitted,

Kathleen M. Reilly
Planning Board Secretary