**Village of Liberty**

**Regular Planning Board Meeting**

**Amended Minutes**

**Thursday, August 13, 2020 7: 00 p.m.**

**Present:** **Also Present:**

Steve Green, Chairman Gary Silver, Village Attorney

Troy Johnstone Pam Winters, Code Enforcement Officer

Maureen Stabak Joan Stoddard, Board Liaison

Maureen Crescitelli Cynthia Falls, GK & A Architects

Ernie Feasel Paul Bunker, ABDD Capital

Abdelaziz Benadem

Chairman Green opens the meeting at 7:00 p.m. and leads everyone in the pledge of allegiance.

**ON A MOTION BY MAUREEN C., SECONDED BY ERNIE AND UNANIMOUSLY CARRIED, THE MINUTES OF THE DECEMBER 12, 2019 MEETING ARE APPROVED AS SUBMITTED.**

**ON A MOTION BY TROY, SECONDED BY MAUREEN C., AND UNANIMOUSLY CARRIED THE MINUTES OF THE JULY 9, 2020 ARE APPROVED AS AMENDED.**

**PUBLIC HEARING FOR # 01-2020**

**ABDELAZIZ BENADEM SPECIAL USE PERMIT**

**17 OBERFERST STREET**

**ON A MOTION FROM ERNIE, SECONDED BY TROY AND UNANIMOUSLY CARRIED, THE PUBLIC HEARING IN THIS MATTER IS OPENED.**

Chairman Green opens the public hearing, reads the legal notice into the minutes and tells everyone that 19 certified notices were mailed out, 8 were received and the status of 11 remains unknown. He asks if there is anyone in the public who is present with questions or concerns regarding this application. There’s no response.

**ON A MOTION BY MAUREEN C., SECONDED BY ERNIE AND UNANIMOUSLY CARRIED, THE PUBLIC HEARING IS CLOSED.**

Attorney Silver reads the questions in Part 2 of the Short Form EAF and writes down each board response accordingly.

**ON A MOTION BY TROY, SECONDED BY MAUREEN S. AND UNANIMOUSLY CARRIED, THE BOARD DECLARES A NEGATIVE DECLARATION IN THIS MATTER.**

AttorneySilver mentions that there is no 239-m review for this application; it’s exempt from County review.

Pam notes that the public hearing fees are all paid in full.

**ON A MOTION BY MAUREEN C., SECONDED BY ERINIE AND UNANIMOUSLY CARRIED, THE SPECIAL USE PERMIT APPLICATION TO RETAIN THREE STORAGE CONTAINERS ON SITE FOR HIS BUSINESS IS APPROVED.**

**PUBLIC HEARING #02-2020 DUNKIN DRIVE-THRU 7:05 P.M.**

**N.Y.S. ROUTE 52E**

**ON A MOTION BY TROY, SECONDED BY MAUREEN S AND UNANIMOUSLY CARRIED, THE PUBLIC HEARING FOR DUNKIN IS OPENED.**

Chairman Green opens the public hearing for this application. He reads the public notice into the minutes. Pam reports that four certified letters were mailed out and all four were received. There is no one from the public in attendance for this application.

**ON A MOTION BY MAUREEN C., SECONDED BY ERNIE AND UNANIMOUSLY CARRIED, THE PUBLIC HEARING IS CLOSED.**

Cynthia Falls, engineer for the Dunkin project, returns to explain that she’s amended the site plan to address the issues mentioned at the last meeting. Those issues include fixing the signage, changing a few of the parking spaces and eliminating some windows where equipment can be seen. She also eliminated the HVAC which will improve the aesthetics at the back of the building and improve the landscaping aspect as well. The revised plans also add an island with a directional sign installed to control traffic to the drive-thru (Amended).

Attorney Silver mentions that we received the 239-m back from the County. They note that this application is a matter of local determination. We also received comments back from the NYSDOT indicating that they have no objections. Gary asks the board members the questions in Part 2 of the Short Form EAF, marking down their responses.

**ON A MOTION BY TROY, SECONDED BY MAUREEN S. AND UNANIMOUSLY CARRIED, THE BOARD DECLARES A NEGATIVE DECLARATION IN THIS MATTER.**

Chairman Green signs the EAF and Pam will e-mail a signed copy to Gary tomorrow.

**ON A MOTION BY MAUREEN S., SECONDED BY ERNIE AND UNANIMOUSLY CARRIED THE SITE PLAN/SPECIAL USE PERMIT APPLICATION ASKING FOR A DRIVE-THRU SERVICE IS GRANTED FINAL APPROVAL.**

**OTHER BUSINESS**:

Chairman Green reminds everyone that tonight is Pam’s last night as Clerk to the Planning Board. She’s retiring and we wish her all the best.

Pam updates the Board on the following Village activities:

* Building permits have just been issued for the remaining shell building at Liberty Luxury Homes (formerly known as School Bell Townhouses);
* Castillo Cakery is a custom cake bakery opening at the end of the month. It’s located in the Liberty Mall behind the SCVA;
* The International Deli on North Main Street is expanding into the space where Cross-Fit used to be;
* Ecstasy Productions will also be opening at the end of this month. This is a new movie and photography studio located to the right of Subway on Route 52.
* Royal Society Tattoo Shop is also opening within the next few weeks. It’s located at 36 South Main Street
* Serendipity is a new food/catering shop opening in the Beer World mall in the former Eppy’s location.
* MRRB Designs is now open, also in the Beer World mall, in the former Spin Cycle tenant space. MRRB is the family who bought Gozza Graphics.
* Chestnut Street Apartments is on schedule. The first structure should have a C/O by the beginning of September; the second structure should be ready for occupancy by Thanksgiving.
* The Tap Room at 50 Lake Street is making good progress on its interior renovations. No opening date yet.

**ON A MOTION BY ERNIE, SECONDED BY TROY AND UNANIMOUSLY CARRIED, THE MEETING IS ADJOURNED AT 7:30 P.M.**

Respectfully submitted,

Pam Winters, Clerk Approved: \_\_\_\_\_\_\_\_\_\_\_\_\_