**Village of Liberty Regular Planning Board Meeting**

**Thursday, June 13, 2019 7:00 p.m.**

**Present:** **Absent:**

Steve Green, Chairman Maureen Crescitelli

Troy Johnstone

Maureen Stabak

Ernie Feasel

**Also Present**:

Gary Silver, Village Attorney

Pam Winters, Code Enforcement Officer

Joan Stoddard, Board Liaison

Branden Reeves

Ryan Boxberger

The Harrispel Family (3)

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

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

 **PUBLIC HEARING # 06- 2019 MHSLC, LLC 7:00 P.M.**

 **50 LAKE STREET**

Pam lets everyone know that the owner, Richard Castagna, got called into work unexpectedly and is unable to be present for this review and discussion. He is asking that this not be tabled another month and hopes his application is approved without him.

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

Chairman Green recuses himself from these proceedings since he is an adjacent property owner and received notice of the hearing. Ernie assumes the Vice Chair responsibilities.

There is no one here in the public with any comments or concerns.

Pam advises the members that she mailed out 22 certified notices, 6 were returned, 6 were received and 12 were still unknown as of this date.

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

**ON A MOTION BY TROY, SECONDED BY MAUREEN, THE BOARD DECLARES ITSELF LEAD AGENCY IN THIS MATTER.**

Attorney Silver reads through Part 2 of the Short form EAF, noting the board’s responses and has the Chairman sign the application.

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

Pam also notes that this application is exempt from 239-review by the County.

**ON A MOTION BY MAUREEN, SECONDED BY TROY AND UNANIMOUSLY CARRIED, THE SITE PLAN APPLICANT SUBMITTED BY MHSLC, LLC AT 50 LAKE STREET IS APPROVED AS SUBMITTED.**

Chairman Green resumes his responsibilities for the remainder of the meeting.

**PUBLIC HEARING 7:05 P.M. # 07 – 2019 LIBERTY PET STORE**

 **3 BON JOVI LANE**

Ryan Boxberger is here to answer any questions the board may have.

**ON A MOTION BY ERNIE, SECONDED BY TROY AND UNANIMOUSLY CARRIED, THE PUBLIC HEARING IS OPENED AT 7:05 PM**.

There is no one present in the public with any concerns or comments. Pam advises the board that she mailed out 15 certified notices with 4 received, 3 returned and 8 unknown at this time.

**ON A MOTION BY ERNIE, SECONDED BY MAUREEN AND UNANIMOUSLY CARRIED THE PUBLIC HEARING IS CLOSED AT 7:08 P.M.**

**ON A MOTION BY TROY, SECONDED BY MAUREEN AND UNANIMOUSLY CARRIED, THE BOARD DECLARES ITSELF LEAD AGENCY IN THIS MATTER**

Attorney Silver reads through Part 2 of the Short form EAF, noting the board’s responses and has the Chairman sign the application. This application is also exempt from 239-m review by the County.

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

**ON A MOTION BY MAUREEN, SECONDED BY ERNIE AND UNANIMOUSLY CARRIED THE APPLICATION SUBMITTED BY LIBERTY PET STORE LOCATED AT 3 BON JOVI LANE TO KEEP THEIR 2 SEA BOXES IS APPROVED.**

**PUBLIC HEARING 7: 15 P.M. # 08 – 2019 ANTIQUE PALACE EMPORIUM**

 **300 CHESTNUT STREET**

The applicant, Russell Reeves, has a scheduling conflict tonight and is unable to attend. Attending on his behalf to answer any question is his son, Brenden Reeves. A notarized letter of authorization allowing Branden to appear has been submitted to the clerk.

**ON A MOTION BY TROY, SECONDED BY MAUREEN AND UNANIMOUSLY CARRIED THE PUBLIC HEARING FOR THIS MATTER IS OPENED AT 7:15 P.M.**

There is no one here from the public with any comments or concerns. Pam advises the board that 6 certified notices were mailed out and all 6 were received.

**ON A MOTION BY TROY, SECONDED BY MAUREEN AND UNANIMOUSLY CARRIED THE PUBLIC HEARING IS CLOSED AT 7: 17PM**

**ON A MOTION BY MAUREEN, SECONDED BY TROY AND UNANIMOUSLY CARRIED THE BOARD DECLARES ITSELF LEAD AGENCY IN THIS MATTER**.

Attorney Silver reads through Part 2 of the Short form EAF, noting the board’s responses and has the Chairman sign the application. This application is also exempt from 239-m review by the County.

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

**ON A MOTION BY TROY, SECONDEC BY MAUREEN AND UNANIMOUSLY CARRIED, THE BOARD VOTES TO APPROVE THE SITE PLAN APPLICATION TO ALLOW ANTIQUE PALACE EMPORIUM TO RETAIN THEIR EXISTING SEA BOX CONTAINERS AND ADD AN ADDITIONAL ONE IN THE FUTURE IF NEEDED.**

**NEW BUSINESS:**

 **# 09-2019 MIDLAND TRUST COMPANY, L.L.C.**

 **471 NORTH MAIN STREET**

The Harripersad family is here to explain to the board the site plan and change of use application they’ve submitted. In addition to the application, they’ve brought with them a business plan to discuss with members.

Donald Harripersad explains to the members that they’ve recently purchased the former Gozza Graphics property and would like to change the use of the building to a couple of things. On the upper floor, he’d like to divide the sign shop area in half making one half a retail store to sell sheets and linen items. In the other half he’d like to create a kitchen for take-out food only. His family will prepare Trinidadian/Caribbean food for take-out and delivery service only. There will be no seating are for the public. This upper floor is accessed from a driveway that leads to the back of the building and has ample parking.

The lower floor of the building, which was used as a make-shift auto detailing business is the area he’d like to use as a catering hall for the public to rent for parties.

There is back and forth discussions between the board and applicant regarding the need for an engineer to prepare a complete site plan to bring back for review, and the pros and cons of phasing the application into two parts. Also, if additional parking will be located on their adjacent parcel, Attorney Silver explains that an easement needs to be written with a deed description also submitted.

This matter is tabled until a complete site plan is submitted.

**OTHER BUSINESS**:

* The paving is done at Last Lick’s. Please drive by and see how nice it is.
* Regarding S & S Waverly’s application, we’re still waiting on an update from the NYSDOT. Pam will call Ed Mall and Jim Donohue for an update.
* The next meeting is July 11th. All new submissions are due in to Pam by **July 1st.**

**ON A MOTION BY MAUREEN, SECONDED BY TROY AND UNANIMOUSLY APPROVED, THE MEETING IS ADJOURNED AT 7:55 P.M.**

Respectfully submitted,

Pam Winters, Clerk Approved: August 8, 2019