

Village of Caledonia Planning Board
Meeting Minutes for September 19, 2017

Members Present:

Kristen Murphy, Marge Landowski, Jay Hunt, Rhett Clark, Linda Ludlum

Kristen Murphy called the meeting to order at 7:00 pm with the Pledge of Allegiance.

Tom Perkins

Tom Perkins came on behalf of the Town, and the land it purchased from Mr. McKay. This property is located behind the Town office and businesses located along Main Street. The land was purchased to reserve space in case of the septic needs to change. The property is cleaned up and turned into a parking lot. The property transfer is complete, and the map just needs to be signed; this is essentially changing the property lines.

Linda Ludlum confirmed that there is no environmental impact, Mr. Perkins stated that no, there is not.

Motion by Marge Landowski, seconded by Rhett Clark, to approve the merger.

Aye: Kristen Murphy, Marge Landowski, Jay Hunt, Rhett Clark, Linda Ludlum

Nay: None

Abstention: None

August Minutes

Motion to approve the minutes as amended by Linda Ludlum, seconded by Marge Landowski.

Aye: Marge Landowski, Rhett Clark, Linda Ludlum

Nay: None

Abstention: Jay Hunt, Kristen Murphy

Public Hearing for NY Bean

The public hearing was opened at 7:08 pm.

John McCreedy provided some background information on this proposed project. He would like to build a 140' by 65' addition, a flat storage building with a cement floor, with no heat or plumbing. This building is strictly for storage. There will be a fire door to separate the buildings. NY Bean has rented storage from Specialized Printing for 2 years, and this building would be a business investment.

The building is planned to run north-south instead of east-west because the land drops approximately 12'-15' as you head west. The land where the building will set is already filled.

The building will be 65' from the road with a 15' driveway, and about 50' from the road. The pad is already there, and has been for about 12 years; they need to pour a floor after the building is built.

Mr. McCreedy met with Chris Buckley, Caledonia DPW, and Chris expressed no concerns.

The County Planning Board approved this project unanimously. Kristen does not have the comments from the county yet.

Tim Gaffney asked if this addition will have any bearing on the railroad.

- No. The building is planned for 15.5' from the RR bed.

Tony DeMarco asked if the water going across the road will be blocked?

- No.

Barry Ganzhorn stated that the building itself isn't an issue, he is happy to see businesses expand. The issue, to West End residents, is that they are concerned about water flow and flooding on their side of the road, and they need a reassurance this won't happen. (Chris Buckley has stated that flooding on that side hasn't happened since the mid 1990s.) Mr. Ganzhorn has stated the town has addressed flooding farther west. He is also concerned that the building addition will tamper with water flow.

Mike Murphy, Code Enforcement Official, suggested asking JP Schepp, Village Engineer, to get involved and review the plans.

A motion to move the 10/17/17 meeting to 10/24/17 by Linda Ludlum, seconded by Rhett Clark.

Aye: Kristen Murphy, Marge Landowski, Jay Hunt, Rhett Clark, Linda Ludlum

Nay: None

Abstention: None

Motion to close public hearing at 7:35 pm by Rhett Clark, seconded by Linda Ludlum.

Aye: Kristen Murphy, Marge Landowski, Jay Hunt, Rhett Clark, Linda Ludlum

Nay: None

Abstention: None

Ravich Subdivision

This is still in process. Kristen was provided an update, and the project is on hold for DEC and Monroe County Water Authority.

Motion to adjourn at 7:50 pm by Linda Ludlum, seconded by Rhett Clark.

Aye: Kristen Murphy, Marge Landowski, Jay Hunt, Rhett Clark, Linda Ludlum

Nay: None

Abstention: None

Elizabeth Dietrich
Secretary, Village of Caledonia Planning Board