

TOWN OF PARMA PLANNING BOARD

JUNE 15, 2009

Members Present:

Chairman
Executive Secretary

Ed Fuierer
Jack Barton
Rick Holden
Tim Harner
Bob Pelkey
Tod Ferguson

Public Present: Rod Prodonovich (Pyramid Network Service), Daryl Maslanka and Jim
Roose

Meeting started: 7:03 pm

PUBLIC HEARING

1086 Ogden Parma Town Line Road Co-Location on Existing Tower
Chairman Ed Fuierer read the Legal Notice.

Rod Prodonovich reviewed with the Board the application to place an additional antenna array on the existing cell tower at this location.

Chairman Ed Fuierer read the following correspondence:

1. Monroe County Department of Planning and Development letter dated 5/20/2009
2. Town Engineer letter dated 5/15/2009

Chairman Ed Fuierer opened the public hearing.

Public Comments:

None

Board Comments:

A discussion was held on the fact that the application was for the antenna array and the expansion of the compound area.

Chairman Ed Fuierer asked they are going to be expanding the tower. Mr. Prodonovich stated that they are not.

Tod Ferguson asked if the engineer had a sound study for the proposed generator on site. Mr. Prodonovich stated that they will be adding that in the future and when they are ready to install the generator they will return to the town for a permit for that. He did have a sound study on the

4621 Ridge Road West continued:

No one was present for this application.

The Board reviewed the proposed screening on the property and the surrounding property.

A discussion was held regarding the activity on the site. Mr. Holden stated that there was a lot of activity at the site, a lot of fresh graded areas within the last month. Mr. Holden questioned if the Building department should put a stop work order on the property. Mr. Barton stated that the Building department issued a stop work order on 4/28/2009.

After reviewing the activity at the site and erosion control that has been placed on the property, Mr. Barton stated that he would make a site visit sometime this week.

MISCELLANEOUS

1010 Clarkson Parma Town Line Road

Daryl Maslanka, owner and engineer presented to the Board a letter from himself to the Board dated 6/8/2009. Mr. Maslanka stated that due to the economic issues he would not be able to start building the home until next year but would like to keep moving on the development of the site. He is looking to put in the proposed pond, finish the utilities and put in the dry hydrant. Mr. Maslanka shared with the Board where he was presently in the development of the site. He is looking for a six month window to finish the project.

Rick Holden asked if the Town had received any complaints about the property. Mr. Barton stated that there was none. Mr. Maslanka explained that he has put in the drain culvert and after the major event in January this year it seem to work properly. He spoke with the neighbor and he stated that yes he had water in his yard but seemed to clear up quicker with the new culvert.

Mr. Barton reviewed with the Board why he had directed Mr. Maslanka to make an application to the Board for a site development permit, as what he is requesting to do does not fall within the regulations of the issued filled permit and wanted the Board to review before the Building department issued any site development permit.

The Board agreed that they had no problem with the granting of a site development permit for the applicant to do the work he is proposing to do.

A motion was made by Tim Harner and seconded by Bob Pelkey to grant permission to the Building Department to issue a Site Development Permit for 6 months for application. Motion carried unanimously 5-0.

134 Collamer Road

Rick Holden stated that he did a site visit. Mr. Holden stated when he arrived at the site a truck was parked in front of the building and it was not in the road, that he spoke with the prior owner of the property and they stated that the home was occupied as tenant housing on and off in the past, that the home is an eye sore to the neighborhood and it might look better if the applicant was allowed to proceed with the improvements. Mr. Holden stated that he was concerned about

134 Collamer Road continued:

the side setback being only 2.8 feet, would like to see an easement agreement with the neighbor so that if repairs need to be made they could be with out issues.

Jack Barton stated that the applicant is looking for the Zoning Board of Appeals to approve a Pre-Existing Non-Conforming status. Mr. Barton stated that the building was built prior to 1940 and that applicant would have to prove that building was continually occupied as a residency and not vacant for any twelve month period. A discussion was held on non-conforming use issues, a review of the area and use of the building.

The Board then went over the issues that they would like Mr. Barton to put in to a letter to the Zoning Board of Appeals. Mr. Barton stated that he would draft the letter and send it out to all the Board members for the approval prior to submission to the Zoning Board of Appeals.

A motion was made by Tim Harner and seconded by Tod Ferguson to approve the minutes of June 4, 2009 as presented. Motion carried unanimously 5-0.

Chairman Ed Fuierer reviewed the following correspondence with the Board:

- 1. Great Lake News - Summer 2009 issue

Tim Harner and Rick Holden gave a review of the last Open Land/Farm Land committee meeting.

A quick review of fill permits was done and the length of time the Board felt was appropriate to allow a fill permit to be open.

There being no further business, **a motion was made by Bob Pelkey and seconded by Tod Ferguson to end the meeting at 8:16 pm. Motion carried unanimously 5-0.**

Respectively submitted,

Maureen L. Werner
Recording Secretary