

# VILLAGE OF SCOTIA PLANNING BOARD

## Meeting Minutes

August 4, 2014 7:00 p.m.

### Call to Order:

Chair Jenny Lippmann called the meeting to order at 7:01 p.m.

### Attendance:

Planning Board Members: David Moehle, Jenny Lippmann, Carl Yanoch, Alternate Member E. Thomas Neals, Building/Plumbing Inspector Luis Aguero

**Voting members:** Jenny Lippmann, Carl Yanoch, David Moehle, Alternate Member E. Thomas Neals

**Excused:** Deanna Hitchcock, Lisa Holst, Village Attorney Lydia Marola, Board of Trustees Liaison Gregg Zeman

### Minutes of the Planning Board meeting held July 7, 2014

Tabled until the September Planning Board meeting

### 207 Mohawk Avenue – Gary O'Connor

The applicant was not in attendance to present the application for site plan review for 207 Mohawk Avenue. The application proposes the installation of a 13 sq. ft. wall sign to match the existing signs on the property. The Planning Board has no concerns with the application.

**Motion:** by David Moehle; Seconded by Carl Yanoch;

That the Planning Board approves site plan as prepared by Olson Sign Co. Inc., titled "Moglen" and dated April 7, 2014.

All in favor.

**SEQR Motion:** By Carl Yanoch; Seconded by David Moehle;

That this project will result in no significant adverse impacts on the environment, and, therefore an environmental statement need not be prepared, and to issue a negative declaration under SEQR.

All in favor.

### Training Status Report

Current Training Hours:	Chair Jenny Lippmann- 11.25
	Deanna Hitchcock- 7.75
	David Moehle- 6
	Lisa Holst- 7
	Carl Yanoch- 9
	Alternate E. Thomas Neals- 0

### New Business:

Building/Plumbing Inspector Luis Aguero suggested to the Planning Board that guidelines be created for outdoor seating along the Business Improvement District and the Central Business District. There have been several restaurants who have recently added outdoor seating between the fronts of their business and the sidewalk. The Village encourages outdoor seating, however should have a code in effect as to avoid any obstruction in the right-of-way. The Planning Board will consider necessary limitations as well as review similar codes in neighboring communities.

### Old Business:

Menglin Liu was in attendance to present the revised site plan application for 306 Mohawk Avenue. The revisions consist of a letter of commitment from the property owner to manage and remove snow at the location, as well as handle the disposal of trash on a regular schedule. The site plan has also been revised to indicate exterior lighting on the property, a drywell catch basin in the parking area to control storm water and replacement of the concrete sidewalk. Building

Inspector Luis Aguero suggests a one way entrance and exit, as recommended by the County of Schenectady. He also states that as per the New York State Property Maintenance Code, the property must be supplied with an outdoor covered container for disposal of garbage. The Planning Board has no additional concerns with the application.

**Motion:** by David Moehle; Seconded by Carl Yanoch;

That the Planning Board approves the revised site plan as prepared by 21<sup>st</sup> Century Design, titled “306 Mohawk Avenue” and dated June 5, 2014 with revisions received on July 30, 2014 based on the contingency that the Western driveway be utilized as One-Way Entrance and the Eastern driveway be utilized as a One-Way Exit with curb cuts and appropriate sidewalk.

All in favor.

**SEQR Motion:** By Dave Moehle; Seconded by Carl Yanoch;

That this project will result in no significant adverse impacts on the environment, and, therefore an environmental statement need not be prepared, and to issue a negative declaration under SEQR.

All in favor.

Dunkin’ Donuts has been working with DOT regarding the proposal for a drive-thru at 9 Mohawk Avenue. Building Inspector Luis Aguero will be meeting with representatives of DOT and Dunkin’ Donuts to review a revised site plan. Chair Jenny Lippmann, Superintendent of Public Works Andrew Kohout, Charles Palmer of the BID and Liaison Gregg Zeman will also be in attendance.

Building Inspector Luis Aguero has been in contact with the representative of First National Bank of Scotia regarding the lighting contingency at their site. The work has been completed, however the light timers have not yet been installed. Luis Aguero will also advise that lighting on the site must be downcast.

The Scotia Apartments at 49 Mohawk Avenue are in violation of SEQRA in regards to storm water management. Building Inspector Luis Aguero to address this with the property owner.

**Complete Streets:**

Chair Jenny Lippmann has received confirmation of attendance for the Complete Streets meeting scheduled for Tuesday September 23, 2014 at 6:00 pm from several of the interested parties.

**Adjournment:**

**Motion:** By Carl Yanoch; seconded by Jenny Lippmann;

To adjourn meeting at 8:00 pm.

All in favor.

Respectively submitted,

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Newe Haile  
Village of Scotia Planning Board Clerk