DRAFT

VILLAGE OF SCOTIA PLANNING BOARD
Meeting Minutes
May 2, 2022 7:00 p.m.
Village Hall & ZOOM

Call to Order:
Chair Eric Buskirk called the meeting to order at 7:02 p.m.

Attendance: Planning Board Members – Chair Eric Buskirk, Jesus Santiago, Gregg Zeman, Village Attorney Lydia Marola, Building Inspector Luis Aguero, Board of Trustees Liaison George Solotruck
Voting members: Eric Buskirk, Tim Goyette, Gregg Zeman, Jeff Parry
Excused: Tim Goyette, Jeff Parry

Minutes of the Planning Board meeting held February 7, 2022:
Tabled

Minutes of the Planning Board meeting held April 4, 2022:
Tabled

255 Mohawk Avenue – Gabriel's Supermarket
Representative Luigi Palleschi of ABD Engineering was in attendance to present the site plan for the erection of a 900 sq. ft. accessory structure for the purpose of meat processing. The applicant addressed the comments from the prior review which were:

- Handicapped parking – The applicant additional handicapped parking with a van aisle.
- Stormwater Management – A dry well will be installed to address water runoff onto Glen Avenue. The applicant will also be removing paved areas in the rear of the site to add green space.
- Lighting – The existing light pole on the site is downcast, LED; however the applicant will install a shield to reduce light spray.
- Building elevations have also been provided. Vinyl siding in a color to match the existing building.

The lot lines will need to be adjusted between the neighboring lot that is also owned by the applicant. The neighboring lot will be reduced to approximately 5,630 sq. ft. The applicant will require a zoning variance for the setback requirements.

SEQR Motion: By Eric Buskirk; Seconded by Gregg Zeman;
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

Motion: By Eric Buskirk; Seconded by Jesus Santiago;
That the Planning Board hereby approves the application and site plan dated November 4, 2021 with revisions on March 9, 2022 for the property located at 255 Mohawk Avenue, prepared by ABD Engineering with the following contingencies: Building Inspector to confirm that the lot line adjustments meet building code and setback requirements; adding greenspace on the South end of the lot; relocating handicapped parking on the North side of the slot; adding light shields to the lighting.
All in favor

DRAFT

Motion: By Eric Buskirk; Seconded by Gregg Zeman
That the Planning Board hereby makes a positive recommendation to the Village Zoning Board of Appeals to approve an area variance for the property located at 255 Mohawk Avenue.

Training Status Report:

Current Training Hours:	Eric Buskrik: -3
	Jesus Santiago: -.5
	Gregg Zeman: .5
	Tim Goyette: -3
	Jeff Parry: -5.5
	Alternate Bryan Reed: 2

New Business: Storied Coffee has relocated to 145 Mohawk Avenue.

Another liquor store is expected to go into the storefront at 25 Mohawk Avenue that was previously Scotia Wine & Spirits.

Applications for Sidewalk Improvement grants are being discussed by the Village and the Town of Glenville. The Planning Board has been asked to review whether the sidewalk specifications for the BID should be changed/updated at this time. Chair Eric Buskirk is proposing concrete sidewalks with a contrasting, stamped and colored inlay where the bump-outs are to be located. This will provide visual interest and will be large enough to self-support and will be less likely to heave in the future. A lighting district may also be included in this project.

The Village Facilities project is moving forward towards a referendum vote.

Old Business: The renovations at 270 N. Ballston Avenue are still incomplete. According the Building Inspector, the owner still plans on completing the project.

Adjournment:
Motion: By Eric Buskirk; seconded by Jesus Santiago;
To adjourn meeting at 8:05 pm.
All in favor.

Respectively submitted,

_____
Newe Haile
Village of Scotia Planning Board Clerk

DRAFT