

**Village of Hilton Planning Board  
Meeting Minutes of February 12, 2007  
Approved March 12, 2007**

Members Present: Chairman Steinmetz, Dana Brunett, Mark Hedberg, Robert Hunte

Members Absent: Joe Galatio

Others Present: Mike Lissow, Trustee Walt Horylev, David McCracken, Ken Sixt, Joe Sciortino, Frank LePore, Ann LePore, Eric LePore, Richard LaForce, Viola Cicotti, Theresa Piniewski, Kathy Weaver, Betsy Johnson

1. Called the meeting to order at 6:30 p.m. with the pledge of allegiance to the flag.
2. Chairman Steinmetz explained the Planning Board's responsibilities and functions.

**3. ARCHITECTURAL REVIEW**

Proposed Action- Construct a deck  
Applicant- Frank LePore  
Location- 11 Canning Street

- a. Frank LePore was present to represent this application. He is proposing a deck to connect the walk up window with a deck that will wrap around to the existing handicap ramp. The proposed deck will be constructed from pressure treated lumber, stained grey with white turned spindles. No additional lighting will be added. They will have 5 picnic tables on southwest corner and park benches along the building.
- b. Dana Brunett agreed with the addition of deck space for additional tables. Mark Hedberg asked about how much parking belongs with this property? Mr. LePore explained that he has a verbal agreement with Carm Carmestro for easterly parking. The south parking is municipal. There is documentation on record at the Village Office from 2004 of this verbal agreement. Frank discussed adjusting the length of the parking spaces with Tom Tilebein.
- c. Mark Hedberg asked how the applicant intends on dealing with the significant elevation change. Mr. LePore said the deck will have skirting, likely vinyl lattice. Frank also expects to build a small berm and low shrubs with perennials and annual flowers.

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- d. Chairman Steinmetz asked for a motion to approve the application as amended with the following changes: the north west corner of the deck be angled, allowing the 3' setback from the property line, the southern staircase will abut the curb and the southeastern staircase be internal to the deck. This approval also requires Tom Tilebein to sign off on these changes. The motion was made by Dana Brunett, seconded by Bob Hunte approved 4-0.

**4. SITE PLAN REVIEW**

Proposed Action- Barn addition  
Applicant- Joe Sciortino  
Location- 4 Gursslin

- a. Joe Sciortino was present to represent this application. He is the developer in the Unionville Station. He currently owns this barn, which is used for storage. He is proposing to remove a portion of the barn and construct an addition. It will look like two barns next to each other. There will be two 2 windows facing Route 259, and there will be stone added to the lower portion to look like foundation line.
- b. Chairman Steinmetz asked if Mr. Sciortino had the Homeowners Association approval? Mr. Sciortino answered that he has not approached them. Chairman Steinmetz explained a public hearing will be held at the March meeting, and asked for a motion to approve Conceptual Site Plan. The motion was made by Bob Hunte, seconded by Dana Brunett, approved 4-0.

**5. ARCHITECTURAL REVIEW**

Proposed Action- Exterior Changes  
Applicant- Viola Cicotti  
Location- 62 East Avenue

- a. Mrs. Cicotti, was present to discuss the changes to the exterior of her building. This is now solely being used for her residence, it was formerly used as a business as well as their residence. They also received permission from the Village Board to place a handicap ramp on the north east side of the building. Mr. Cicotti is ill and is in a wheelchair.

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- b. They propose vinyl siding under the newly installed windows. Chairman Steinmetz stressed that with the installation of those windows, there is a large, blank expanse that needs to be improved aesthetically. The board is requiring Mrs. Cicotti to provide a more detailed architectural plan including all of the future changes. This drawing must be clear and include the details of the handicap ramp. Mike Lissow explained to the board that the applicants need a west egress window and a handicap ramp. The Village Board agreed to allow a handicap ramp on the east side. Mrs. Cicotti stated they intend on installing an additional window on the east wall.
- c. The original plan lacked the necessary architectural details. Mrs. Cicotti provided the Village Board additional drawings at the February 6, 2007. A copy of all submittals will be made for the Planning Board and this item will be placed on the March agenda.

**6. SITE PLAN REVIEW**

Proposed Action- Install antennas for wireless broadband service  
Applicant- Clearwire Wireless  
Location- 7 Cedar Terrace

- a. Theresa Piniewski was present to represent this application. They are proposing to install 4 antennas and 4 dishes for wireless Internet on the water tower. The Monroe County Water Authority has approved this action. The Village Board has also approved this request at their February meeting.
- b. The 4 antennas will be placed on a 7-foot pipe. The colors are to match background of the tower. This request is to replace the existing equipment with smaller size equipment. There is a lease to be signed between the Water Authority and Clearwire.
- c. Chairman Steinmetz asked for a motion to grant preliminary and final approval based on the following: a Negative Declaration be declared through the SEQ process based on the existing telecommunications systems on the tower, this will not create visual impact on the tower, all antennas painted to match the water tower, the public hearing was waived due to the existence of other facilities on the tower. Mark Hedberg made the motion, seconded by Dana Brunett, approved 3-0-1, Bob Hunte abstained.
- d. At this time Bob Hunte excused himself from the meeting, as this is a conflict due to his ownership with Omega Consolidated.

**7. SITE PLAN REVIEW**

Proposed Action- Install antennas  
Applicant- Clearwire Wireless  
Location- Omega Consolidated, 101 Heinz Street

- a. Theresa Piniewski also presented this application for installation of antennas at this location. They propose to flush mount the antennas to the side of the building, with an equipment cabinet inside on the 4<sup>th</sup> floor.
- b. Chairman Steinmetz asked if they have considered mounting them to the center of the roof to alleviate sight. Theresa said if they are centered, they will have to be taller. By having them flush mounted, they will be color matched to the side of the building and should disappear. They are renting power from Omega. There is no emergency backup.
- c. Trustee Horylev asked if other carriers would want to place antennas at this location? Ms. Piniewski answered she has no way of telling. Chairman Steinmetz asked for a motion to grant Conceptual Approval, and to have a public hearing in March. Dana Brunett made the motion, Mark Hedberg seconded, approved 3-0.
- d. Bob Hunte rejoined the board at 7:37 pm

**8. ARCHITECTURAL REVIEW**

Proposed Action- Exterior Changes  
Applicant- Ken Sixt  
Location- 7 Upton Street

- a. Ken Sixt was present to represent this application. He is proposing to replace the windows with 3' x 6' vinyl or aluminum windows. The old frames will be removed and replaced. The size will not change. He is also proposing the following: railings along the loading dock, replace a 5' door with a 36" door, re-locate stairs and install to a future dock ramp.
- b. The loading dock windows will be replaced with 5' plate glass windows. The windows have been blocked in by the previous owners. If Mr. Sixt decides not to use 5' windows in these openings, he will return back to the Planning Board with a proposal before installing anything. The doors will be 3' wide. Ken explained the plans he has to make changes to his building. Mark Hedberg requested a drawing be provided to show exactly where all the windows will be located.

- c. There are metal galvanized barriers proposed for the loading dock. Mark Hedberg suggested they do not use chain link style for the openings and said the railings can be left open.
- d. Chairman Steinmetz asked for a motion to approve all of the proposed items except for the windows, photos are to be provided by the applicant for the windows. The motion was made by Bob Hunte, seconded by Mark Hedberg, approved 4-0.

**7. DISCUSSION**

- a. Betsy Johnson from the Monroe County Stormwater Coalition was present to give a 30-minute presentation to discuss regulations that will go into effect in January 2008. Applicants requesting approval which would require the disturbance of 25,000 or more square feet of earth, will require Site Plan Approval or a building permit for land-disturbing activity. All applicants are subject to a Stormwater Pollution Prevention Plan checklist and must comply with the regulations set forth by this committee.

**8. MINUTES**

The January 8, 2007 will be approved at the March 12, 2007 meeting.

**9. REPORTS**

- a. Liaison's Report- Walt Horylev gave his report.
- b. Code Enforcement Officers Report- No report given.
- c. Chairman's Report- Chairman Steinmetz gave his report.
- d. Member's Report-No report given.

**10. DATES**

Next Scheduled Meeting	Monday, March 12, 2007
Agenda Deadline	Friday, February 26, 2007

There being no further discussion, the meeting was adjourned at 9:00 p.m.

Respectfully Submitted,

Amy Harter  
Recording Secretary