

**Village of Hilton Planning Board
Meeting Minutes of October 11, 2011
Approved October 25, 2011**

Members Present: Chairman Steinmetz, Robert Hunte, Shari Pearce,
Mike McHenry, Mike Lissow

Others Present: Joe Lee, Mayor, Walt Horylev, Jim Bimmler, Janet Surrige, Rick
Bjornholm, Rich LaForce, Pat Holenbeck, Tom Scheg, Dave
Wright, Recording Secretary Debbie Jones

1. Call the meeting to order at 6:00 p.m. with the pledge of allegiance to the flag.
2. The Oath of Office was administered to Mike McHenry as a Planning Board member.
3. Chairman Steinmetz explained the Planning Board's responsibilities and functions.

4. SITE PLAN REVIEW/SIGN REVIEW

Proposed Action-	In home business
Applicant-	David Smalley
Address-	95 Underwood Avenue

- a. David Smalley was present to represent this application. Mr. Smalley stated his brother owns Smalley Monuments. The business is currently located in Holley, New York.
- b. Mr. Smalley stated there will be no customers visiting his location. All business will be conducted by phone or in person at an off site location.

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- c. Mr. Smalley is proposing a free standing sign to be mounted in the front yard on a white post. Chairman Steinmetz stated he would prefer the sign be installed on the house; it goes along with the home occupation code.
- d. Bob Hunte stated he likes the sign and his preference would be for the sign to be placed on the house.
- e. Mike Lissow stated he does not have any issues with it being in the yard.
- f. Shari Pearce stated because the street is heavily treed, she doesn't agree that the visibility is sufficient if it were to be mounted on the house. Mike McHenry agreed that the visibility may not be sufficient due to the trees. He feels the proposed placement of the sign is in keeping with the character of the light post in Mr. Smalley's yard and others in the neighborhood.
- g. Chairman Steinmetz opened up the meeting for PUBLIC COMMENT at 6:19 p.m.
- h. Walt Horylev stated he likes the sign and feels it should be on the house. Placing the sign in the front yard works against the character of the residential neighborhood. He stated that he doesn't feel we should make the same mistake twice.
- i. Joe Lee explained that he doesn't have a problem with the sign in the yard, it wouldn't be visible on the house due to the mature trees.
- j. Dave Wright asked why the need for the sign if the business is not at this location.
- k. Richard Bjornholm also asked why the sign is needed if the business is not from this location.
- l. Chairman Steinmetz closed the Public Comment portion of the meeting at 6:22 p.m.
- m. Chairman Steinmetz asked for a motion to approve the site plan and the sign as submitted, Mike McHenry made the motion, seconded by Shari Pearce, approved 4-1, John Steinmetz opposed, he said that advertising is not the direction to go for an in-home business.

6. SITE PLAN REVIEW

Proposed Action-	Construct 24'x 31.5' Storage Building
Applicant-	Barry Klock
Address-	100 Old Hojack Lane

- a. Barry Klock was present to represent this application. Mr. Klock presented the Board with building plans including color samples which completed the application.
- b. Mr. Klock is proposing emerald green metal siding with wainscoting. The trim and garage door will be white. This building will sit a little north of the existing shed.
- c. Mike McHenry questioned why the building is proposed to be placed 5' from the property line. Mr. Klock stated it is due to ventilation and will be 10' from the existing office building.
- d. Bob Hunte asked if there will be drainage towards St. Leo's Church. Mr. Klock stated no, it will drain more towards the west. Mr. Klock state the existing RG&E pole will be sufficient to illuminate the parking lot. It was asked if Mr. Klock expects more traffic after this structure is constructed and if there will be any additional impact on refuse collection. He answered no to both questions.

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- e. Mike Lissow stated he has no issues to discuss at this time.
- f. Chairman Steinmetz asked Mr. Klock if he had thought of moving the building to the west for a buffer between the building and the rear of the parcel. Mr. Klock said he isn't interested in case he wants to create another parcel.
- g. A Public Hearing will be scheduled for October 25th at 7:00 pm. This will be a joint meeting of the Planning and Zoning Boards. This item will also be on the agenda to request an area variance regarding the setback.

7. DISCUSSION

A motion was made by Shari Pearce, seconded by Mike Lissow to begin each meeting at 6:30 p.m. There will not be a workshop prior to the agenda items. The motion was approved 5-0.

8. DATES

Next Meeting-	Tuesday, October 25, 2011
Agenda Deadline-	Tuesday, October 11, 2011

Shari Pearce made a motion to close the meeting at 7:10 p.m., seconded by Mike McHenry, approved 5-0.

Respectfully submitted,

Debbie Jones