

MEETING MINUTES:
August 14, 2013

I. Attendance / Call to Order

The meeting was called to order at 7:38 PM by Chairman Meyer

Board Members:

Meyer, M., (Chair)	<u> x </u>
Campbell, S. (Vice Chair)	<u> x </u>
Keefe, J., Esq.	<u> x </u>
McNichol, S.	<u> x </u>
Mikula, E.	<u> </u>
Allein, J. (Ad-Hoc)	<u> x </u>

Alternates:

1. Kwiatek, R.	<u> </u>
2. Thomas, L.	<u> </u>

Secretary:

Liaisons:

Stribing, J.	<u> x </u>	(Vill. Bd. Liaison)
McNichol, R.	<u>exc.</u>	(Vill. Code Enforc.)

Roll call indicated that four (4) voting members were present and a quorum (4) existed.

II. Public Hearings:

A. The Commission was advised by Chairman Meyer that an appeal of the HPC decision(s) on signage issues was filed with the Village Board by Mr. Rudy Tichy, 44 Central Ave. (Twin Village Music). The Board will take up the matter at their meeting on August 26.

III. Approval of meeting minutes:

July 10, 2013 (Regular Meeting).

MOTION: Meyer, M. to amend the Justification for Public Hearing Item A. 44 Central Ave., Rudy Tichy; Signage Options; to deny Option 1 and Option 2 to read: "JUSTIFICATION: New back-lit signage not compatible with the Historic District and is not permitted in the Historic District/CBD per the Zoning Ordinance." Second by McNichol, S.

MOTION APPROVED: In a vote of four (4) ayes to zero (0) nays.

MOTION: McNichol, S. to amend Old Business; Item B. Signage Regulations: to change (Marki) to read "(Sugg)." Second by Campbell, S.

MOTION APPROVED: In a vote of four (4) ayes to zero (0) nays.

MOTION: Meyer, M. to approve the minutes as amended. Second by McNichol, S.

MOTION APPROVED: In a vote of four (4) ayes to zero (0) nays.

IV. Administrative Matters

A. Public Comment on Matters of Interest:

1.) New property issues:

a. **20 Church St.:** Jared McNichol outlined his plan to erect a new vinyl fence across the front of the property. He will submit a CoA application along with a proposed site plan and literature for the fence type and style with his application. Depending on schedule for construction, the Commission may need to hold a special hearing in order to approve the installation.

2.) Ongoing Property issues:

a. **Moose Lodge:** Proposed work related to a grant to remove siding at front of building. *No update.*

b. **90 Central Ave.:** Additional plans for building exterior. R. Lewandowski to review exterior ramp/balustrade with the HPC. *No update.*

c. **4 West Main St.:** General deterioration. J. Keefe questioned enforcement follow-up by the Village. HPC to review with Code Enforcement and request the Village Attorney to review procedure for failure to respond to citation(s). *See New Business.*

d. **5430 Broadway (Broadway Deli):** Temporary sign remains in place and in violation with no CoA.

Discussion: Tenant has plans to make this sign permanent and has requested a meeting with the Commission. Commission questions whether other tenants of this property have the right to similar signage and questions the overall amount of signage allowed by Code.

MOTION: Keefe, J. to cite both the property Owner and Tenant for violation of Regulations regarding temporary signage in the CBD. Seconded by Campbell, S.

MOTION APPROVED: In a vote of four (4) ayes to zero (0) nays. (Meyer to contact Code Enforcement Official.)

B. Communications/Reports:

1.) MM reported that the HPC has received receipt of the membership renewal from the NAPC (National Alliance of Preservation Commissions).

C. Treasurer's Report:

1.) None.

V. Old Business:

A. West Main St. (J. Stribing):

Update/Discussion: A contract will be awarded to the apparent low bidder Mark Cerrone.

B. Signage Regulations: Village proposed amending sign regulations through its Codes committee (Marki); proposal was posted on the website but with no additional information on the status. Follow-up meetings were held with the business community regarding the proposed changes.

Update/Discussion: A meeting of HPC, Planning, and Zoning chairs is now scheduled for July 16th at 6:30 P.M.

Update: The group wishes to seek the opinion of SHPO regarding the allowance of backlit signage and how it would impact an application for the district to be recognized as a National Register District. This could also have implications on proposed tax credit laws.

C. Alternate Laurie Thomas: Laurie Thomas was approved by the Village Board as an Alternate to the HPC. Ms. Thomas has not responded to follow-up contact information by S. Campbell. M. Meyer to contact her regarding her level of interest.

Update: M. Meyer was unsuccessful in attempting to contact her. S. McNichol spoke briefly to her on the weekend. M. Meyer will try again to obtain her resume and determine her interest.

Update: M. Meyer will make one last attempt to contact.

MOTION: McNichol, S. to disenfranchise Ms. Thomas from the HPC for non-response. Second by Keefe, J.

MOTION APPORVED: In a vote of four (4) ayes to zero (0) nays.

D. New HPC Secretary: The HPC is in need of a new secretary due to the resignation of Kira Harnack. The position carries a salary of \$125/month and involves taking & recording meeting minutes; coordinating CoA hearing applications & processing

mailings; preparing meeting agenda; copying & filing.

Update: Still recruiting.

E. CLG Grant: Village has approved the match for the CLG Grant and will enter into contract with SHPO. M. Meyer and S. Campbell to coordinate an RFP for consultant services with SHPO.

VI. New Business:

A. NYS Main Street Grant: J. Stribing stated that the Village has made application for this grant. Interested owner/participants include: 1 West Main St. (Toy store- Aquila); 4 West Main St. (Carson's); 30 Central (Café- Aquila); 34/36 Central (Dog Daycare); 46 Central (Accent Photography); 25 Central (Amatura); 27 Central; 31 central; 33/35 Central (Schaff); 37 Central (Schutt).

B. Smart Growth Grant: J. Stribing reports that the Village has applied for these grants for streetscaping, including "historic" type signage.

C. 40 Clark St. (Lancaster Historical Society): J. Allein initiated a discussion of placing the building on the National Register of Historic Places. Jim noted that the porch at 40 Clark St. is in need of repair. He stated the West Seneca Historical Museum building is on the register and that it too was relocated from its original site.

M. Meyer commented that both 40 Clark St. and the Town Hall are Town owned and that the Town government did not respond favorably when previously approached about putting Town Hall on the National Register. He also stated that at one time SHPO was opposed to the Town Hall's eligibility due to the brick façade being sand-blasted; current SHPO personnel are less stringent. M. Meyer asked J. Keefe to initiate a discussion with the Town administration as to whether the Town would be in favor of and would be worthwhile to pursue listing both buildings (Town Hall & Historical Society) on the National Register.

VI. Next Meeting: September 11, 2013 at 7:30pm

VII. Adjourn: At 8:38PM.

MOTION: to close the meeting by Keefe, J. Seconded by McNichol, S.

MOTION APPROVED: In a vote of five (5) ayes to zero (0) nays.

Respectfully submitted,

Michael J. Meyer, Chair