
OFFICIAL MEETING MINUTES-PLANNING COMMISSION

Present: James Allein, Chairman
Robert Deutschlander
Richard Bulman
Neil Connelly
Mary Refermat
Mary Kless(Alternate)
Michelle Czech(Alternate)
Jeffrey Simme, Code Enforcement Officer
Jeffrey Stribing, Community Development Director

Excused: Linda Parzynski, Vice-Chairperson
Mark Grucella

Meeting called to order at 7:00p.m. by Chairman Allein in the Council Chambers of the Lancaster Municipal Building, 5423 Broadway, Lancaster, New York.

Jeffrey Stribing led the Pledge of Allegiance.

Motion made by Richard Bulman and seconded by Robert Deutschlander to accept the minutes from the September 13, 2012 Planning Commission meeting.

Chairman Allein	Voted Yes
Member Deutschlander	Voted Yes
Member Bulman	Voted Yes
Member Connelly	Voted Yes
Member Refermat	Voted Yes
Mary Kless	Alternate
Michelle Czech	Alternate

Motion Carried

Correspondence-Training hours-Local government workshop to be held Friday, November 16, 2012 at the Clarion Hotel in Batavia, New York.

Site Plan Review-Lancaster Knives, Inc., 173 Court Street-Chairman Allein explained the proposal for the now vacant land at 173 Court Street due to the fact that the applicant Scott Cant was not present. The letter stated Mr. Cant would plant 25 juniper trees on 4' centers on the northern border of the property once the Bonk's assumed 50% of the cost in advance. Mr. Bonk spoke and refused to pay for half of the cost due to the following reasons

1. No communication between the two parties since the last Planning Commission Meeting
2. Scott Cant had a screw up and he needs to fix it
3. Nothing showed this was a structurally unsound house that needed to be taken down
4. Lack of presence tonight

Juniper trees are like an evergreen that grows fast and blossoms out. Junipers are less likely to be eaten by deer. At this time no grass has been planted or any other work done at the site after the house was demolished. A no recommendation from the Commission would then go to the Village Board to work through. One problem currently on the site which is dust from vehicles may be covered under the Nuisance Code of the Village of Lancaster. The new code adopted by the Village Board states that an approved site plan is necessary to remove a dwelling. Technically a site plan was submitted but the portion of the letter pertaining to payment is not in the control of the Commission. A survey is necessary to determine where the plantings should be located and needs to be presented in a full site plan submittal. Clarification was given that the Bonk residence was built prior to Lancaster Knives, Inc. A vinyl fence is not an acceptable option, as the junipers grow it would create an impressive hedge row. A meeting will be organized for Chairman Allein, Jeffrey Simme and the village arborist to create the best and most cost effective measure.

Motion made by Neil Connelly and seconded by Richard Bulman to table the project until a complete sketch plan is submitted. Letter will request Scott Cant to supply this for the October meeting and to be present for discussion.

Chairman Allein	Voted Yes
Member Deutschlander	Voted Yes
Member Bulman	Voted Yes
Member Connelly	Voted Yes
Member Refermat	Voted Yes
Mary Kless	Alternate
Michelle Czech	Alternate

Motion Carried

Motion made by Robert Deutschlander and seconded by Richard Bulman to adjourn the meeting at 7:38p.m.

Chairman Allein	Voted Yes
Member Deutschlander	Voted Yes
Member Bulman	Voted Yes
Member Connelly	Voted Yes
Member Refermat	Voted Yes

Mary Kless
Michelle Czech
Motion Carried

Alternate
Alternate

Respectfully submitted,

A handwritten signature in cursive script that reads "Cynthia A. Maciejewski". The signature is written in black ink and is positioned above the typed name and title.

Cynthia A. Maciejewski
Secretary to the Planning Commission