

Planning Board Minutes August 28, 2007

BOSTON PLANNING BOARD AUGUST 28, 2007

PRESENT: David Stringfellow, Vice Chairman

David Bernas

Robert Chelus

Jonathan King

Bill McGirr

Jeff Mendola

EXCUSED: Patricia Hacker

Tim Kirst

Santo Tricarico

ALSO Brian Downey Town Attorney

PRESENT: Richard Brox Planning Consultant

Dana Darling Applicant ? 7074 Boston State Road

Donald O?Bryant Applicant ? North Boston Fire Company

David Blank North Boston Fire Company

Vice Chairman Stringfellow called the meeting to order at 7:33 PM.

Vice Chairman Stringfellow appointed Alternate Jonathan King to participate as a regular member for this evening?s meeting.

MINUTES

Mr. Bernas made a motion to accept the minutes of August 14, 2007, seconded by Mr. Chelus and carried.

CORRESPONDENCE

Secretary Faulring reported the following:

- Planning Board letter dated August 15, 2007 to DCEO Frank Lisowski advising of approval of sign for 7333 Boston State Road
- Planning Board letter dated August 20, 2007 to Town Board with recommendation of approval for storage building at 9001 Zimmerman Road
- Received WDCX letter dated August 20, 2007 with revised survey for 9001 Zimmerman Road

SITE PLAN REVIEW ? 7074 BOSTON STATE ROAD

Mr. Bernas excused himself from discussion of the next two agenda items due to a conflict of interest with each project.

Mr. Stringfellow stated that a site plan has been resubmitted with the revisions being made, as requested, to the landscape, and asked for any further comments or suggestions.

Mr. Darling: After the last meeting and that discussion, I looked at the proposed signage and the Codes, which looked somewhat complicated. I want to make sure that it looks right and that it's done right, so I'm going to hire a professional to work with me on the signage, and so, I don't want any signage approved with this application. I want to come back once I'm at that point to get approval on the signage.

Mr. Stringfellow: We have done that with other projects and see no problem with doing that now. Are there any other comments?

Mr. Brox: He has sent new landscape plans that are stamped as requested and has made revisions; they've added some screening and notes, the landscape plan has been corrected.

Mr. Stringfellow asked for correspondence.

Secretary Faulring reported the following:

- Planning Board letter dated August 21, 2007 to Mr. Brox requesting further review
- Planning Board letter dated August 21, 2007 to Scott Kinsman at Foit-Albert requesting further review
- Ernie Fittry letter dated August 20, 2007 stating he has no objection to the project; but reserving the right to request privacy fencing if necessary, from the applicant, in the future
- Richard Brox review dated August 22, 2007
- Foit-Albert review from Scott Kinsman dated August 24, 2007

Mr. Stringfellow: If there are no further comments is there a motion?

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Mr. McGirr made a motion to recommend approval of the site plan submitted for 7074 Boston State Road, except for the signage which will be submitted under separate application at a later date.

Mr. King seconded the motion.

The vote on the motion was as follows:

David Bernas: recused himself from discussion and voting

Robert Chelus: yes Patricia Hacker: excused

Jonathan King: yes Tim Kirst: excused

Bill McGirr: yes Jeff Mendola: yes

Santo Tricarico: excused David Stringfellow: yes

NORTH BOSTON FIRE HALL ? HERMAN HILL ROAD ? ?PRE? PRELIMINARY DISCUSSION

Vice Chairman Stringfellow asked for comments.

Mr. Brox: My review stated that the green space is adequate, and, the landscape plan has to be prepared. At a previous meeting, David (Stringfellow) you were concerned about the fire equipment

doors facing Herman Hill Road, I did some research on that and several new fire halls, less than five years old, all have the doors facing the road. They are very nice architecturally, but the reason being it's faster egress to the road especially in the winter; it may not even be plowed and they have to get out, they don't have to make a U-turn around the building. I wanted to find out if there were any new fire halls built with the doors to the side or the back, and there were none, they all still face the street.

Mr. Stringfellow: What you've submitted tonight is essentially what was submitted as last time, is that right?

Mr. O'Bryant gave the following information:

- There is a new architect ? Glenn Christner is doing the architectural work for us now
- The retention issue is addressed a little differently on the side on the current drawing

Mr. Brox: Your storm drainage.

Mr. O'Bryant continued:

- The building was shifted a little bit ? partly to clear the telephone poles that are existing and partly to get away from the neighbor a little bit more
- Basically the bays and the public space are the same
- The elevations are different

Mr. Stringfellow: This is a preliminary discussion only so we will not make any recommendations this evening. Are there any comments anyone wants to pass on to the Fire Department before they go on to the next step?

Mr. Brox: Make sure that you follow Article 97 of the Code and that you have a landscape prepared and stamped by a landscape architect, that's required. Complete and follow the formal application process from here on.

Mr. Bernas was invited back to the meeting.

LIAISON ? COUNCILMAN HOPKINS

Mr. Hopkins was in attendance at another meeting with the Supervisor and Town Board and was not available for this evening's meeting.

OLD BUSINESS

Kid's Country Child Care ? nothing received.

Mr. Brox: Mrs. Hacker mentioned to me that the people that are concerned about the Zoning Ordinance were supposed to be here tonight to discuss ?A? ?B? and ?C? style drainage. They aren't here so I'll leave the drawing on the board for next time. Mrs. Pluta had some questions and I thought was going to be in attendance tonight. I do believe that the Planning Board will be meeting for Code Revisions, instead of cancelling future meetings due to the lack of agenda items.

Mr. McGirr asked if any Code Books have been returned for Planning Board member use?

Secretary Faulring: Not to my knowledge, you could check with the Town Clerk.

Mr. Bernas made a motion to adjourn at 7:50 PM. All were in favor.

Respectfully submitted,

David O. Stringfellow

DOS:tjf Vice Chairman