

**MINUTES OF A MEETING OF THE
VILLAGE OF AVON BLANNING BOARD
TUESDAY, NOVEMBER 19, 2019
7:00 PM: VILLAGE HALL**

I. ATTENDANCE

Paul M. Drozdziel, Chairman
Marilyn Borkhuis
John Gibson
Patrick McCormick

ABSENT

William Wall

QUORUM, 4 Present, 1 Absent

STAFF

Anthony Cappello, Code Enforcement Officer
Gary Margiotta, Deputy Clerk

Andy Anderson, Fire Marshal
Lance Brabant, MRB Group
Robert Hayes, Village Board Liaison

II. APPROVAL OF THE MINUTES

MOTION: McCormick moved for approval of the minutes of October 15, 2019, seconded by Borkhuis. Voting in favor were: Drozdziel, Borkhuis, Gibson and McCormick. Voting against were: none.

CARRIED, 4 Ayes, 0 Nays

III. OLD BUSINESS

A. Special Use Permit Application
Chapter 30, Section 61, Article VI-D
Bed & Breakfast Inns

J. Douglas & Elaine McCarthy
310 East Main Street, Avon 14414
Application No. 19-01

The McCarthy's had purchased the former Charlton Inn at 310 East Main Street. James and Elizabeth Welch had operated the Inn as a bed and breakfast. Their last special use permit to do so had expired July 1, 2015. The McCarthy's had applied for a permit May 29, 2019.

The Planning Board had reviewed the McCarthy's application and issued a positive recommendation to the Zoning Board of Appeals (ZBA) July 16, 2019, contingent upon a satisfactory inspection by the Code Enforcement Officer, the Fire Marshal, the Department of Public Works Superintendent, the Fire Chief and the Police Chief. Submission of the Inn's operational procedures and a site map showing parking were asked as well.

The Village Attorney had drafted a public hearing notice then the ZBA conducted a public hearing August 8. The McCarthy's did not attend.

Correspondence was sent to the McCarthy's again requesting: a statement of operations, an inspection of the site and drainage crossing performed by the Fire Marshal, Zoning and Code Enforcement Officer, the Department of Public Works (DPW) and the Fire Department with the ZBA furnished with their findings in writing.

The McCarthy's had also been asked to provide a floor plan with room dimensions and fire extinguisher, smoke detector and fire exit locations shown. All those things were to be provided by noon on August 30. The McCarthy's failed to meet that deadline. Materials were submitted November 1.

Inspection Completed

Cappello told the Board he, Fire Chief Brian Strozewski and DPW Superintendent John Barrett had inspected the premises. They had checked the bridge and made suggestions to which the McCarthy's had agreed.

They had also inspected the house and hadn't recommended any changes there, Cappello added. The McCarthy's, he noted, were interested in developing a craft brewery closer to the road. No other developments were mentioned.

IV. NEW BUSINESS

**A. Worst-ever Mess at
241 Rochester Street Apartment**

Cappello had received a complaint concerning an apartment at 241 Rochester Street, a hoarder, he told Board members. He'd called the apartment house owner to accompany him on an inspection. They'd run into what the Livingston County Health Department described as the "worst mess" they'd ever seen.

If the situation didn't improve, the tenants will be moved to a motel, Cappello told Board members.

**B. Gary Cottone
234 Rochester Street**

Cottone had died June 15, 2019, and left no will, no estate and had not named an executor or administrator. According to family members, Cottone had been in debt and been headed towards foreclosure. Cappello said he had let family members into the house to pick-up personal belongings.

**C. A & B Equipment Corp
80 Park Place**

Drozdzial asked if there were any update on the apartment house the Driscoll's owned on the Circle; was there any grant potential for the building, he wondered? No one had any news.

**D. Carol Lyttle & Ruby Greer
425 Wadsworth Avenue**

Was there any update on the former J&M Kitchen restaurant or the vacant garage next door, Drozdzial followed-up? The roof on the garage had partially collapsed.

Cappello said there apparently was "no hurry" on the owners' part.

**E. Handrail in Front of
Valley Dry Cleaners of Avon**

Gibson asked if one or two handrails could be put up in front of the Valley Dry Cleaners at 90 Genesee Street for the sake of the elderly. If Village Board Trustee Hayes were there, he said he would ask him.

It certainly wouldn't be that costly, McCormick ventured, adding three or four along that stretch might be worthwhile.

V. ADJOURNMENT

MOTION: Gibson moved for adjournment at 7:28 PM, seconded by Borkhuis. Voting in favor were: Drozdzziel, Borkhuis, Gibson and McCormick. Voting against were: none.

CARRIED, 4 Ayes, 0 Nays

Gary Margiotta
Deputy Clerk