

**MINUTES OF A MEETING OF THE
VILLAGE OF AVON PLANNING BOARD
TUESDAY, DECEMBER 17, 2019
7:00 PM; VILLAGE HALL**

I. ATTENDANCE

Paul M. Drozdziel, Chairman
Marilyn Borkhuis
John Gibson
Patrick McCormick (7:06 PM)

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: Gibson moved for approval of the minutes of the November 19 meeting, seconded by Borkhuis. Voting in favor were Drozdziel, Borkhuis and Gibson. Voting against were: none. (McCormick had not arrived)

CARRIED, 3 Ayes, 0 Nays

III. OLD BUSINESS

A. Ann Younger, Proprietor
93 High Street; Avon, NY

Avon Park Theater, LLC
71 Genesee Street; Avon, NY

Younger had renovated a 750-square-foot apartment on the second floor of the theater building. An open house was planned for 5:00 PM until 7:00 PM Thursday, December 19. A Certificate of Occupancy should be issued by then, Cappello told Board members.

Younger had been awarded a \$400,000 grant through the Restore New York Communities Initiative program to assist with renovation of the theater building.

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

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

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 before them. Their last special use permit had expired July 1, 2015. The McCarthy's had applied for a similar permit May 29, 2019.

Cappello told Board members the McCarthy's were working on electrical improvements and getting "EXIT" signs installed. The Charlton didn't have a sprinkler system, he noted.

C. Robert Morris
42 Wadsworth Avenue; Avon, NY

Distressed Property
tarpred roof, vehicle in yard
42 Wadsworth Avenue; Avon, NY

Cappello said efforts had been made to get property owner, Robert Morris, to a Village Board meeting, but he worked nights at UPS and the lumber yard and his schedule didn't permit it.

D. VanMaaren Construction, Inc.
10 Stony Ridge Dr; Honeoye Falls, NY

Distressed Property
vacant house with boarded-over front porch
126 Wadsworth Avenue; Avon, NY

James VanMaaren of VanMaaren Construction, Inc. of Honeoye Falls had purchased the 1.69 acre, former Niagara Mohawk property at 144 Wadsworth Avenue. He later purchased a vacant house next door at 126 Wadsworth Avenue. It had been thought he'd tear down the distressed property, but Cappello told Board members he now believed VanMaaren planned on renovating the 1,642-square-foot, 2-story house into a 2-family dwelling. The house was located in a Village Residential (VR) zone.

E. John Gibson
Planning Board & CAP Member

Circulation, Accessibility & Parking (CAP) Study
Pole Bridge to River Street and
Selected other streets

The Village hoped to improve pedestrian, bicycle and vehicle circulation and safety along Routes 5 & 20 and on other selected streets. A lack of parking and signage had given way to accessibility and circulation problems. St. Agnes elementary school, the Post Office and the 35-unit Avon on the Green senior citizen housing complex were in conflict with 5 & 20's high traffic volume downtown.

Elsewhere, the speed limit going down from 55 mph to 30 mph on Routes 5 & 20 at Pole Bridge Road - along with the 20-plus curb cuts for businesses such as Tom Wahl's Restaurant, the CVS Pharmacy, TOPs Supermarket and the McDonalds and Peppermints Restaurants, all within a quarter-mile stretch of road, created additional safety hazards for both vehicles and non-motorized users.

The CAP committee had had its first meeting that afternoon, Gibson informed Board members.

Drozdziel said he had had some parking ideas for in front of the Avon Free Library at 143 Genesee Street. To begin with, there were two crosswalks, crossing Genesee Street, at Clinton Street, Drozdziel pointed out, adding he thought the south crosswalk could simply be eliminated.

Then, the Village could cut into the terrace in front of the library and put in 10 diagonal parking spaces there, McCormick interjected. Another 10 diagonal spaces could be cut into the terrace in front of the houses opposite the library, Drozdziel added.

Ten spaces could also be put in the rear parking lot that the library shared with the Central Presbyterian Church, Drozdziel stated.

F. Street Lighting Project

Patrick McCormick, Planning Board Member

The Village planned to install LED (light-emitting diode) lights throughout the community, but for the time being, McCormick said the Village was still "very dark." The additional lights that had been strung downtown for the Avon Holiday Spectacular had really brightened things up, he observed.

As an aside, McCormick said the Holiday Spectacular had been well attended and seemed to have been a success.

IV. NEW BUSINESS

Joint Meeting

Village Board & Planning Board

January 21, 2019

Details were not yet available, but the Planning Board was expected to meet with the Village Board at their January meeting, Tuesday, January 21, at Village Hall. The agenda hadn't been set.

V. ADJOURNMENT

MOTION: McCormick moved for adjournment at 7:21 PM, seconded by Gibson. Voting in favor were: Drozdzial, Borkhuis, Gibson and McCormick. Voting against were: none.

CARRIED, 4 Ayes, 0 Nays

Gary Margiotta
Deputy Clerk