

The August meeting of the Zoning/Planning Board of the Town of Van Buren, held at the Town building, 7575 Van Buren Rd, Baldwinsville, New York, was called to order at 6:00 p.m.

Those present joined in the Pledge Allegiance to the Flag.

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| Roll Call: | James Virginia | present |
| | Mark Budosh | present |
| | Jamie Bowes | present |
| | Roger Roman | present |
| | James Ruddock | present |
| | Jim Schanzenbach | present |
| | Tony Geiss | present |

Also Present: Nadine Bell, Attorney
 Jason Hoy, Engineer
 Dave Pringle, Codes Enforcement Officer
 January Baker , Zoning Planning Board Secretary

MINUTES

Suggestion made on July minutes by Mr. Bowes. Correction was made on minutes.

Motion made to approve minutes as amended. Approved by Board. Mr. Schanzenbach was first to motion, seconded by Mr. Roman. Adjourn to Public Hearing.

PUBLIC HEARING- STRADA MIA SPORTS BAR-(JAMMERS)- 3535 WALTERS ROAD - SITE PLAN-OUTDOOR MUSIC- TAX MAP ID# 055-04-2.7

PH called to open. First motion carried by Mr. Ruddock. Seconded by Mr. Budosh.

Mr. Brian Bouchard a CHA Consultant project engineer presented plans for an outdoor music venue, using an existing stage that the previous tenants were permitted to us. Mr. Bouchard discussed stated they planned to stay within the same guidelines as previous restaurant, but made a request that the specific days of the week previously agreed upon, be changed to any day of the week. Also that the previous 9pm cut off time be changed to 10pm, still within the 11pm noise ordinance. Mr. Bouchard showed the board a map of the property, along with where the stage sits.

The chairman asked the public to speak. No comments were made.

Chairman called for a motion to close the Public Hearing. Motion made by Mr. Ruddock. Mr. Schanzenbach seconded. No comments. Motion carried.

STRADA MIA SPORTS BAR.-(JAMMERS)- SITE PLAN FOR OUTDOOR MUSIC- TAX MAP ID# 055-04-2.7 (IND-A)

Mr. Geiss makes a comment for SEQR and that outdoor music in an IND-A district is an existing special use. Chairman asks for a motion to pass. First motion carried by Mr. Ruddock. Seconded by Mr. Virginia.

Mr. Geiss asked Mr. Bouchard the plans on noise reduction. Mr. Bouchard states the hillside is a natural buffer next to stage, that they will rotate speakers or lower volume if there is a need for it, being if complaints are made. Mr. Bouchard stated the owner is more than willing to cooperate with the noise ordinance, and management will strictly enforce it. Also they will be hiring a sound tech to ensure sound is contained as much as possible.

Discussion on the time of operation follows. Mr. Ruddock comments if it is open to everyday of the week, the maximum days of the week for music should be capped at 2. He also mentions a 10pm cut off time seems reasonable. Chairman addresses Mr. Pringle on past noise complaints made when Quaker Steak operated and Mr. Pringle states the music wasn't the issue, never went above decibel max, the motorcycles were the main noise. Mr. Schanzenbach seconds Mr. Ruddock's maximum of 2 days a week and a 10pm cut off time.

Chairman reads over conditions from Board, maximum of 2 days a week allowed for outdoor music events and a 10pm cut off for the music. As well as added buffers for noise reduction. (trees, wooden wall, bushes, etc.) Chairman calls for motion to pass Mr. Ruddock carried first motion. Mr. Budosh seconded. Mr Geiss states that Mr. Bouchard can come back to the Board for changes in the future, since Jammers is so new.

STRADA MIA-(JAMMERS)-3535 WALTERS ROAD-TAX MAP ID #055-04-2.7-SIGNAGE VARIANCE

Mr. Bouchard (CHA Consultant) speaks again on behalf of Strada Mia. He presented plans with a new map and details on signage. Pointed out where the sign is, demonstrated in drawings, as well as photos of the sight view, which Mr. Bouchard presented to the board. Mr. Bouchard also stated that the owner is committing on record, if ever there is a need to widen or add to the road in any way, the sign will be relocated.

Chairman then read the resolution. Calls for a motion to pass, with condition that if road should need expansion, sign would be moved. Mr. Ruddock carries first motion. Seconded by Mr. Budosh.

Mr. Virginia comments that the sign was a self-created hardship, and should make amendment to resolution. Amendment accepted.

Chairman then called for a roll call vote:

Mr. Virginia- yes

Mr. Roman- yes

Mr. Budosh- yes
Mr. Bowes- yes
Mr. Ruddock- yes
Mr. Schanzenbach- yes
Mr. Geiss- yes

Motion Passed.

NJH SELF STORAGE-STATE FAIR BLVD. SITE PLAN AND SPECIAL USE PERMIT - TAX MAP ID# 059.-02-16.1

Chairman stated JSK asked for an extension on plans for Site Plan. Extension granted.

MIKE FLYNN-6865 CANTON ROAD SUB-DIVISION TAX MAP ID#052.-01-05.1

Mr. Michael Flynn was present and stated he has the DOT approval on driveways and septic. Brought the septic plans, which showed the driveways, but noted that his surveyor was out of town until the following day, therefore final survey maps, showing driveways, would be delayed. Mr. Flynn received DOT approval, with sign erected stating hidden driveway.

Chairman calls for an approval with condition that the board will see final survey plan, submitted to codes office for signage from chairman. Also condition of the 2 lot fees, collection of those park fees on both #2 and 3 lots, which would be \$350/each parcel, with lot 1 having no fee, there being an existing structure, and lot 4 being a 'no building' lot at this time, no fee.

Mr. Geiss recommended redoing SEQR (unlisted action). Motion to pass. Mr. Ruddock carried first motion, seconded by Mr. Schanzenbach. Motion Carried to approve subdivision.

Mr. Ruddock carried 1st motion, seconded by Mr. Roman for conditions to be carried on motion.

SYSKO FOODS-2508 WARNERS RD-TAX MAP ID#054.0-04-16.1-DRIVEWAY ENTRANCE SITE PLAN

Julian Clark was present on behalf of Sysco Foods. He discussed changing one driveway entrance into 2 driveways for another entrance. Mr. Clark showed plans on gates, lighting, new greenery. Essentially using the wider driveway for larger trucks, and narrow drive for smaller vehicles. Mr. Clark addressed moving existing fence, replacing it with an ornamental one, improving aesthetics.

Chairman makes note of sending plan to County for review. Mr. Schanzenbach requested a photometric lighting analysis. Mr. Virginia suggests cleaning up West of the entrance where overgrowth has occurred. Making it more appealing to the eye of passerby's. Discussion amongst board members' follows. Mr. Geiss requested pictures of the shrubbery. States it is an unlisted action under SEQR. Chairman requests to take lead agency on site plan

modification, calling to end motion. Mr. Schanzenbach carried 1st motion. Mr. Ruddock seconded. Motion passed. Sending to County Planning for review.

Discussion on upcoming applicants for next month's meeting followed. Chairman called for a motion to adjourn. Mr. Ruddock was first to carry motion. Mr. Virginia seconded motion. Meeting adjournment @ 7:15p.m.