

EAST ROCHESTER PLANNING BOARD MINUTES

PLACE: 120 West Commercial Street, East Rochester Village Offices
DATE: December 8, 2009
TIME: 7:00pm

PRESENT:

Herb Allen, Chairman
Brandi Marino, Member
Matthew Hogan, Member
David Schultz, Member
Barbara Marr, Member
Hendrick van Edig, Member

ALSO PRESENT:

Larry Pierce, East Rochester Building Inspector
Rob Leni, Town Attorney
Tracie Miller, East Rochester Building Department Clerk

NOT PRESENT:

Herman Parson, Member

Mr. Allen called the meeting to order at 7:00pm.

1st Item on the Agenda: Application for a sign at 825 Fairport Road, FedEx Kinko's to FedEx Office.

A sign change request for FedEx Kinko's at 825 Fairport Road was presented by Laura Donovan-Baranes from Premier Sign Systems. The new sign would be the same style, but instead would read "FedEx Office". There was concern about approval from Wegmans. Ms. Baranes supplied an approval letter dated 12/3/09 from Kim Seavert at Wegmans. The letter states that the tenant is responsible for obtaining all necessary permits and submitting copies of permits to the Landlord before installation of the sign. Ms. Baranes also stated that the sign would remain the same colors. A motion was made to grant approval by David Schultz and Barb Marr seconded the motion. Voting was a unanimous 6-0.

2nd Item on Agenda: The application for a sign at 301 South Washington St., Kohler Awning.

Applicant Brad Hall from Kohler Awning presented a sign request for the business. Brad explained the reason for the sign is to make the business more visible and bring attention to the south side of the building, which is better for business. Larry pointed out that his request is an exception to the building code and would require a variance. It was agreed on that

granting permission for a third sign would be setting a precedent. Most members also agreed that they would not approve a phone number on the sign.

Hendrick questioned if the truck parked in their lot didn't help people find their business.

Brad said the truck sits back in, is beat up and is used for service calls. Herb stated that Kohler already has a variance for their existing signs and those signs are clearly visible. Rob Leni said approval from the Zoning Board of Appeals is highly recommended prior to granting approval. Barb Marr made a motion for a negative recommendation to go to the Zoning Board for variance consideration prior to Planning Board determination. The motion was seconded by Matt Hogan. Rob Leni explained that if the zoning board approves the variance the issue still comes back to the planning board. Voting was 6-0 in favor of a negative recommendation to the Zoning Board of Appeals.

3rd Item on Agenda: Application for change in use at 401 Main Street from a business to an assembly.

The Reverend Denise Donato, Pastor of Mary Magdalene Church was present to request building use for a brand-new start up church. At the present time her congregation is meeting evenings only, at Mountain Rise Church of Christ in Fairport. This Sunday they rented a lodge in Eyer Park for a service of 30 people. Members questioned what the average number of service attendees was. Reverend Donato stated that the once a month Sunday services they've been having at Mountain Rise had about 60-70 people in attendance, but at the new church they would have Sunday evening services (5pm) twice a month and also weekly Sunday morning services (10am), with weekly meetings (which do not have the same draw as services). Code states 2-3 people per parking spot (54 max), but the lot could accommodate a few extra spots. When board members asked what church would look like, Reverend Donato said there would be no construction changes, the altar would be in front of the drive-up window & parishioners would bring their own chairs. Dave asked what type of signage they would have. Reverend Donato replied that they would use a banner, which would be put up before services and taken down after services. Herb stated that specific signage requirements were enforced for the downtown area and that a permit is required for a permanent sign. Larry said he would like to see the banner before it is used and stated that A-frame signs need Planning Board approval. Barb advised Reverend Donato that the fire hall was right next door and a fire alarm could go off during their sermon. Hendrick questioned if the 2nd floor would be used, Reverend Donato said no, only the first floor and basement. Matt asked if the kitchen in the basement would be used for preparing food and Reverend Donato said no cooking would be done there, only coffee made. Hendrick made a motion to grant approval for use, Dave Schultz seconded the motion. Voting was a 6-0 all in favor to grant approval.

Old Business: Laura Sirianno from the Village Fair, 119 West Commercial Street brought drawings of a shed she would like to erect around the store's bottle return machines. The newspaper boxes to the west of the store will be removed and the machines will be put in their place. Per Laura the shed will be painted beige to match the store and will be set back 2 feet. It will be made of wood and have a slightly pitched shed roof with asphalt shingles. There will be no door on it. It was agreed by the members that the drawings were not an accurate representation of what the structure would look like. Dave mentioned that the

machines' current location by the meat department is unsanitary. An issue of concern was whether or not a delivery truck could still get into the driveway. Laura said yes it could. Dave asked where the conveyers will go and Laura replied they would be moved to the back side where they used to be. Hendrick asked if the shed touched the ground and Laura replied that it is slightly above the ground. It will be 4' deep, 69" wide and 2' from the corner of the building, she wants it as tight to the building as possible. Mr. Leni pointed out that the application is not formally on the agenda so it could be given temporary approval until the next meeting in January 2010. It will gain final approval as long as it meets the specifications discussed in this meeting. Herb asked when the project would be started and Laura said within a week. Larry said this would be a concept approval. After much detailed discussion about the color, dimensions and placement of the shed, a motion was made by Matt Hogan to accept the specifications, with the maximum height not to exceed 8 feet. The motion was seconded by Dave Schultz. Voting was a 6-0 all in favor of a temporary approval.

New Business: Herb brought up some concerns with the clarification of window sign codes. Larry referred him to codes 193.4 and 193C. Herb said that the window codes need to be "cleaned up". There was some discussion about revising the codes and what it entailed.

Motion to adjourn by Dave Schultz and seconded by Barb Marr at 8:43pm. Voting was 6-0.

Recorded by Tracie Miller
Building Department Clerk