

**VILLAGE OF SPRINGVILLE
PLANNING BOARD MINUTES**

June 11, 2019

7:00 P.M.

A meeting of the Planning Board of the Village of Springville was held at the Village Municipal Building, 65 Franklin Street, Springville, New York at the above date and time. Present were:

Chairman:	Bob Muhlbauer
Members:	Terry Skelton Joe Emerling Ken Heidle Greg Keyser
Building Inspector/ CEO:	Mike Kaleta-absent
Clerk:	Kellie Grube
Also Present:	Alan Chamberlin, Trustee Ken Kostowniak, Superintendent Joe Palumbo- Carmina, Wood & Morris Joe Dorobila- Carmina, Wood & Morris

After the Pledge to Allegiance, Chairman Muhlbauer called the meeting to order at 7:03 pm.

With no Public Hearings on the agenda this evening, Chairman Muhlbauer first asked Mr. Joe Palumbo and Mr. Joe Dorobila of Carmina, Wood and Morris Architects to come up. Mr. Palumbo and Mr. Dorobila were present to introduce themselves as the Architects that are working on the Bertrand Chaffee Medical Arts building. They wanted to present the Planning Board with their preliminary plans and listen to any feedback that the Planning Board has. Mr. Palumbo stated that the building will be essentially a four story building. With that being said though it will be three stories on the other side due to the grade on which it is going to be built. This new building, though larger in square footage, the actual footprint of the building will be slightly smaller than the building that was there previously and therefore there will not be a lot of disruption to the existing site. The parking lot plans and traffic flow were also discussed. Member Greg Keyser stated that he was uncertain about the parking that will be towards E. Main St. There are no other businesses in the area that have parking right on Main St. Mr. Palumbo explained that there was a good chance that the parking up front would be for employees and that due to the size of the building and the proximity of all of the other parking they felt that the additional parking was needed. This prompted the Planning Board to discuss the possibility of perhaps some landscaping or some kind of a buffer to offset the Main St. parking and make it more esthetically pleasing. The Planning Board thanked Mr. Palumbo and Mr. Dorobila and

Page 2
Planning Board Meeting
June 11, 2019

informed them that they look forward to working with them and are pleased to see such a nice facility come to Springville.

Next, Superintendent Ken Kostowniak was on hand to answer any questions that the Planning Board may have regarding a Memorandum from Village Attorney Paul Weiss regarding modifications and recommendations to the existing Village of Springville's Tree Ordinance.

The Planning Board discussed with Mr. Kostowniak the changes that he would like to see and what the Planning Board envisions Village streets to look like in the future. Mr. Kostowniak stated that he would like to see more streets with a nice tree lined façade and in order to accomplish it the Village needs a more current ordinance. Member Terry Skelton voiced concerns of future cost to tax payers with tree lined streets due to the damage the trees can do to electric lines, sidewalks and the general cost to have diseased trees taken down. Mr. Kostowniak said that by limiting the types of trees he is hoping to eliminate some of those issues.

One of the things that the new ordinance should do is ensure that in the future, interference or damage to Village property is kept to a minimum. The ordinance addresses this by limiting the type of trees that could be planted and it was suggested also that perhaps an agreement with homeowners could be drawn up.

At this time, the Planning Board likes the idea of more trees in the Village and would like to see more tree lined streets in the future. Once the final revisions are done on the ordinance, they would like to make the recommendation to the Village Board of Trustees to accept it. Chairman Mulbauer asked for a motion to make the recommendation. Member Joe Emerling made the motion, all in favor, none opposed.

Lastly, Chairman Muhlbauer asked for a motion to approve the minutes from the May 14, 2019 meeting. Member Terry Skelton made the motion, seconded by Member Greg Keyser. All in favor, none opposed.

At 8:03 pm Chairman Muhlbauer asked for a motion to adjourn the meeting. Member Ken Heidle made the motion, seconded by Member Joe Emerling. All in favor, none opposed.

Respectfully Submitted,

Kellie R. Grube