

**VILLAGE OF SPRINGVILLE
PLANNING BOARD MINUTES**

June 14, 2016

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:

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| Chairman: | Bob Muhlbauer |
| Members: | Renee Miranda Joe Emerling Ken Heidle Greg Keyser |
| Building Inspector/ CEO: | Mike Kaleta |
| Clerk: | Kellie Grube |
| Also Present: | Trustee Alan Chamberlin Steve Movalli, Scheid Architectural Doug Scheid, Scheid Architectural Mike Hyman, M & T Bank |

After the Pledge of Allegiance, Chairman Mulhbauer called the meeting to order at 7:01 pm.

With no Public Hearings on the agenda this evening, CEO/Building Inspector Mike Kaleta took this opportunity to speak to the Planning Board about a Site Plan that he has received. Mr. Kaleta explained that M & T Bank would like to put a kiosk in the parking lot of 100 S. Cascade Dr.

Architect Steve Movalli was present to speak on behalf of M & T Bank. Mr. Movalli stated that M & T Bank would like to put in a Stand-Alone Drive-Up ATM in front of the Autozone and Value stores at the north property line. He said that the stand alone building would only be approximately 4 x 9 ½ feet and around 38 square feet. Mr. Movalli went on to say that the placement of the kiosk would only disrupt one row of parking. One known issue that will need to be addressed is that the setbacks for this property are 50 feet front and 25 feet side yard. Where the applicants are proposing to place the kiosk, it would be 15 feet 10 inches to the side set back. They are going to need to go before the Zoning Board of Appeals and try to obtain a variance for approximately 9 feet.

The Planning Board was unsure on what to categorize this building as. After much discussion they decided that they would deem it a bank and treat it as such. At this location a bank would be a permitted use. The Planning Board also asked the applicants how many parking spaces were anticipated to be loss. The applicants said that it was anticipated to take away 10 spaces.

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The Planning Board did not foresee that being an issue as there has never been a shortage of parking at this location.

After a little more discussion the Planning Board informed the applicants that they looked forward to seeing them next month for their Public Hearing. In the meantime the applicants will try to obtain an area variance from the Zoning Board of Appeals for their side yard setback.

Next, CEO/Building Inspector Mike Kaleta updated the Planning Board on the Site Plan for Dick Knox. As of right now, Superintendent Ken Kostowniak does not want extra fill over the sewer easement. Due to this development the applicant is going to have to reconfigure his parking lot and get back to Mr. Kaleta with the new changes.

Lastly, Chairman Muhlbauer stated that the Planning Board is still reviewing and working on possible changes to the Village Code regarding signage.

With nothing else on the agenda this evening, Chairman Muhlbauer asked for a motion to accept the minutes as presented from the May 10, 2016 Planning Board Meeting. Greg Keyser made the motion, seconded by Joe Emerling. All in favor, none opposed.

At 7:53 pm Chairman Muhlbauer asked for a motion to adjourn. Joe Emerling made the motion, seconded by Renee Miranda. All in favor, none opposed. Meeting adjourned.

Respectfully Submitted,

Kellie Grube