

**VILLAGE OF SPRINGVILLE
PLANNING BOARD MINUTES**

August 9, 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:

Chairman:	Bob Muhlbauer
Members:	Renee Miranda Joe Emerling Ken Heidle (absent) Greg Keyser (absent)
Building Inspector/ CEO:	Mike Kaleta
Clerk:	Kellie Grube
Also Present:	Trustee Alan Chamberlin Colleen Mahoney-Springville Times

After the Pledge of Allegiance, Chairman Muhlbauer called the meeting to order at 7:05 pm.

With no Public Hearings on the agenda this evening, Chairman Muhlbauer asked Building Inspector/CEO Mike Kaleta if he knew of anything coming up for the Planning Board. Mr. Kaleta informed the Planning Board that next month the Planning Board will have three Public Hearings.

Mr. Kaleta passed out drawings for next month's Public Hearings. The first application is from Country Fair, located at 21 S. Cascade Dr.. Country Fair would like to add an addition onto a portion their building on the backside. After looking at the drawings the Planning Board could not see an issue other than the applicant must obtain a variance from the Zoning Board of Appeals due to setback encroachment. The Zoning Board Public Hearing has been scheduled for August 24, 2016.

The next application that will be before the Planning Board next month is from Maplevue Apartments located at 164 Barnstead Dr. Owner of the Maplevue Apartments, Carl Emerling, would like to build some more apartments and townhouses within the same parcel as his existing apartments. At this time Mr. Kaleta has received a very preliminary set of drawings of the proposed apartments. Before a vote will be able to be given next month, Mr. Kaleta and the Planning Board will have to receive a completed engineered set of drawings from the applicant first.

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The third and last application for the Public Hearings next month is from Mr. Joe Roosa of 231 S. Cascade Dr. Mr. Roosa has spoken to Mr. Kaleta and has provided sketch plans but no engineered drawings have been provided at this time. As with the previous application, Mr. Roosa will also have to submit those engineered drawings in order for the Planning Board to be able to vote on Mr. Roosa's Public Hearing. Mr. Roosa would like to build on his property next to Community Bank that was formerly approved for Applebee's Restaurant. Mr. Roosa is hoping to put a chain retail store in the new building. The site had previously been approved for a chain restaurant.

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

With nothing else on the agenda this evening, Chairman Muhlbauer asked for a motion to accept the minutes as presented from the July 12, 2016 Planning Board Meeting. Renee Miranda made the motion, seconded by Joe Emerling. All in favor, none opposed.

At 7:38 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