

# Joint Town/Village of Lima Planning Board Meeting

February 20, 2019

## **MEMBERS PRESENT:**

Andy Britton, Acting Chairman; Colleen Allen, Doug Best, Ericka Elliott, Paul Osbourne

**MEMBERS ABSENT:** George Gotcsik

## **GUESTS:**

John Correll, Village Board Liaison; Cathy Gardner, Town Board Liaison; John Waddach, Village Trustee, Tony D'Ambra, Dan Holtje

The meeting of the Joint Town/Village of Lima Planning Board (The Board) was called to order by Acting Chairman Britton and opened with the pledge of allegiance at 7:30 p.m. on Wednesday, February 20, 2019.

## **OLD BUSINESS:**

Mr. Floeser, CEO, stated he followed up via phone with the complainant regarding the Tupelo Subdivision sign. He left a message and to date has not been contacted.

Supervisor Falk directed Chairman Gotcsik and the CEO to withhold the Certificate of Occupancy on Mr. Tondryk's building located at 7051 West Main Street in the Town of Lima until an updated site plan is submitted and approved.

Mr. Osbourne made a motion to accept the January 2019 meeting minutes and Mr. Best seconded the motion. The motion unanimously passed.

## **NEW BUSINESS:**

### **Duncan Subdivision**

Dan Holtje, representing Dean Duncan attended the Planning Board meeting in regards to Mr. Duncan's subdivision request at 7537 East Main St in the Town of Lima.

Mr. Duncan is requesting site plan approval to subdivide the 82 acres with the dwelling and barns at this location. He is requesting four acres including the house and barn be subdivided from the remaining 78 acres on said property.

Mr. Best made a motion, seconded by Mr. Osbourne for conditional approval of the requested subdivision contingent on the following conditions being met:

1. The right of way shown on the subdivision map be deeded.
2. Mr. Duncan submitting a letter stating he will no longer dump waste on his property going forward.
3. Mr. Duncan will create a barrier that will close off the preexisting access road to the agricultural land.

### **GreenSpark Solar**

Tony D'Ambra, representing GreenSpark Solar, concerning property behind the Ambulance Building at 7024 West Main Street in the Village of Lima, is requesting site plan approval to construct a Solar Photovoltaic System. This project will be covering an area of approximately 2.09 acres in the rear of the 9.734 Acres that the Ambulance Building is positioned.

Mrs. Allen made a motion to, seconded by Mr. Osbourne to declare the Planning Board as lead agency for the SEQR review and conditional approval of the site plan to construct a Solar Photovoltaic System contingent on the following conditions are submitted on a revised site plan:

1. Greenspark will maintain and replace plantings for one year.
2. Screening trees will be planted in a staggered pattern and be a mixture of trees ranging in size from four to eight feet tall. Recommended species include Red Cedar, Eastern White Pine, Colorado Blue Spruce, and Douglas Fir.
3. A pollinator seed mix will be used for ground cover.
4. The access road be moved to the east approximately 20' connecting to the southeast corner of the existing ambulance parking lot. The truck turnaround being moved to the east side of the access road.
5. An agricultural fence be used around the perimeter of the solar array.
6. The amended EAF be submitted.

The motion unanimously passed.

### **Training**

Reminder: Please forward all training hours to Mrs. Correll as completed.

### **CEO report**

Mr. Floeser provided us with the January 2019 Building Department Activity Report.

At 9:08 pm Mrs. Allen made a motion to adjourn the meeting. Mrs. Elliott seconded the motion. The motion unanimously passed.

Respectfully submitted,  
GiGi Correll  
Planning Board Secretary