Johnstown Planning Board

Council Chambers, City Hall

Tuesday, July 6, 2021 @ 4:00 p.m.

MINUTES

The proceedings of this meeting were recorded for the benefit of the City Clerk; because the minute are not a verbatim record of the proceedings, the written minutes are not a word-for-word transcript.

CALL MEETING TO ORDER – Peter Smith, Chairman

ATTENDANCE – Carrie M. Allen, City Clerk

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| --- | --- |
| Peter Smith, Chairman | Christopher Vose, City Engineer |
| Betsy Camarra | Michael Poulin, City Attorney |
| Jason Mylott | Bruce Heberer, Chief Code Enforcement Officer |
| Terri G. Easterly | Carrie Allen, City Clerk |
| Chandra C. Cotter | Kathi Iannotti, Liaison |

ABSENT

N/A

APPROVE MINUTES – June 1, 2021

Motion to approve – C. Vose

Seconded – Jason Mylott

Ayes: 7

Noes: 0

Abstain: 0

Absent: 0

ITEM #1: RUBY & QUIRI - 307 N. Comrie Avenue

Application is for a 40’ x 50’ addition to previous storage building, along with a covered loading dock.

* PLANNING BOARD REVIEW

The County Planning Board sent a letter indicating that they did not meet due to not having a quorum. The county stated that the city planning board is under no obligation to wait beyond a 30-day timeframe for a recommendation from the county. Smith didn’t feel a reason to hold up the project for another month and asked the board if they were comfortable making a decision today.

* NEGATIVE DECLARATION

Motion – C. Vose

Seconded – T. Easterly

Ayes: 7

Noes: 0

Abstain: 0

Absent: 0

* PUBLIC HEARING

Opened 4:01 p.m.

No public comment or discussion

Closed 4:02 p.m.

* SITE PLAN APPROVAL

Motion – B. Camarra

Seconded – J. Mylott

Ayes: 7

Noes: 0

Abstain: 0

Absent: 0

ITEM #2: CITY LINE STORAGE; 584 N. Perry Street

* SITE PLAN REVIEW

Plans and narrative are attached and made a part of the official Minutes.

Darrin Romeyn from DMR Civil Engineering was present and spoke on the site development and indicated that no further development is planned on the site.

The board had no issues with the project.

* DECLARE LEAD AGENCY

Motion – C. Vose

Seconded – T. Easterly

Ayes: 7

Noes: 0

Abstain: 0

Absent: 0

Clerk will notify all involved agencies.

* PUBLIC HEARING

A Public Hearing needs to be scheduled; Clerk will advertise hearing for Tuesday, August 3, 2021 @ 4:00 p.m.

ITEM #3: 4XHEAVEN, INC; 509 North Perry Street

* SITE PLAN REVIEW

Plans and narrative are attached and made a part of the official Minutes.

Heberer spoke before the board to advise that the delay in the project coming before the board was of no fault of the applicant. The delay was strictly Covid related, Heberer did not want to delay project. Applicant submitted all required applications and permits.

Vincent Perella was present and spoke on the project. Mr. Perella explained that moving his business to the former John C. Miller building would allow his business to construct additional space for a rust prevention shop in order to provide rust protection to large commercial vehicles, such as school buses. He has designed the new building to be welcoming and comfortable for everyone to visit.

Vose asked Perella to contact the engineer designing the project and request that he provide a letter approving the Short Environmental Assessment Form. Perella will provide same to Codes Office.

* DECLARE LEAD AGENCY

Motion – T. Easterly

Seconded – B. Camarra

Ayes: 7

Noes: 0

Abstain: 0

Absent: 0

Clerk will notify all involved agencies.

* PUBLIC HEARING

A Public Hearing needs to be scheduled; Clerk will advertise hearing for Tuesday, August 3, 2021 @ 4:00 p.m.

MOTION TO ADJOURN @ 4:24 p.m.

Motion – B. Camarra

Seconded – T. Easterly

Ayes: 7

Noes: 0

Abstain: 0

Absent: 0

Respectfully submitted

Carrie M. Allen

City Clerk