Johnstown Planning Board

Council Chambers, City Hall

Tuesday, April 3, 2018 @ 4:00 p.m.

APPROVED MINUTES

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

CALL MEETING TO ORDER– Peter K. Smith, Chairman

ATTENDANCE – Carrie M. Allen, City Clerk

IN ATTENDANCE:

|  |  |
| --- | --- |
| Peter K. Smith, Chairman | Bruce Heberer, Chief Code Enforcement Officer |
| George Nicholas | Christopher J. Vose, City Engineer |
| Jason Mylott | Carrie M. Allen, City Clerk |
| Terri G. Easterly |  |
| Betsy Camarra |  |

ABSENT:

|  |  |
| --- | --- |
| Michael J. Poulin, City Attorney |  |
| Kathi Iannotti, Liaison |  |

APPROVE MINUTES – March 6, 2018

Motion to approve – George Nicholas

Seconded – Christopher Vose

Ayes: All present

Noes: 0

**ITEM #1: PIONEER WINDOWS, UNION AVENUE**

* Steve Smith from Steven Smith Engineering spoke about the IDA meeting last week. The water department posed a concern regarding the water line they planned to run through the building, changes need to be made. Two possible remedies would be to 1. Bury the line; perhaps put 2 lines in, 1 as a backup with valves on either end or 2. Run the line around the perimeter of the building.
* Bobbi Trudell, Engineer spoke regarding the Storm Water Pollution Prevention Plan. Chris Vose stated he was comfortable with the plan as proposed.
* Requesting conditional approval

1. PUBLIC HEARING – Pioneer Windows

Peter Smith opened the Public Hearing at 4:07 p.m.

* Ron Peters, Fulton County Center for Regional Growth expressed his pleasure with the project.
* No further discussion or comments.

Peter Smith closed the Public Hearing at 4:08 p.m.

1. NEGATIVE DELCLARATION OF ENVIRONMENTAL IMPACT – Pioneer Windows

Motion to approve – Chris Vose

Seconded – Terri Easterly

Ayes: All present

Noes: 0

1. CONDITIONAL APPROVAL OF SITE PLAN – defer to engineering office and water department

Motion to approve – George Nicholas

Seconded – Terri Easterly

Ayes: All present

Roll Call Vote: Peter Smith - yes, George Nicholas - yes, Terri Easterly - yes, Jason Mylott - yes, Christopher Vose – yes

Michael Poulin - absent

**ITEM #2: STEWARTS SHOPS, 203 NORTH COMRIE AVENUE**

1. SITE PLAN REVIEW

* Chad Fowler of Stewarts spoke on their expansion plans and renovation, which included replacing 20 year old tanks, building addition in back of building for their tenant Warrant Tire, remodel interior of store, repaving entire parking, update signage to digital display.
* This will need to be set for county referral
* Public Hearing will need to be scheduled for May 1st

1. DECLARE LEAD AGENCY – environmental review

Motion – Betsy Camarra

Seconded – Christopher Vose

Ayes: All present

Noes: 0

**ITEM #3: BENJAMIN MOORE, UNION AVENUE**

1. SITE PLAN REVIEW

* Sam Bennett spoke on the 120,000 ft addition, 90 additional parking spaces, 2nd truck access, new utility connections for water and gas will be needed, they’ve provided storm water management designs to meet DEC requirements. Paul Connelie indicated that the new addition will be used for similar basic operations as they are doing now, just need more space.
* Does not need county referral
* Public Hearing will need to be scheduled for May 1st

1. DECLARE LEAD AGENCY – environmental review

Motion – George Nicholas

Seconded – Christopher Vose

Ayes: All present

Noes: 0

DISCUSSION – None

ANNOUNCEMENTS

* Public Hearing set for Stewarts Shops and Benjamin Moore for next Planning Board Meeting on Tuesday, May 1, 2018 @ 4pm

MOTION TO ADJOURN – 4:25 p.m.

Motion – Betsy Camarra

Seconded – Terri Easterly

Ayes: All present

Noes: 0

Respectfully submitted,

Carrie M. Allen

City Clerk