

December 16, 2013

The regular monthly meeting of the PLANNING BOARD of the TOWN of CAMBRIA was called to order by William Amacher, Chairman, at 7:00 P.M. He welcomed everyone followed by the Pledge to the Flag.

Members present: William Amacher, Chairman
Jeffrey Hurtgam, Douglas Mawhiney, John Phillips,
Roger Schreader, Sr.
Also present: Gerald Kroening, alternate
Matthew Foe, Councilman and liaison to Town Board
Joseph Ohol, Councilman
James McCann, Building Inspector
Gary Billingsley, Attorney

A motion was made by Mr. Hurtgam and seconded by Mr. Schreader to approve minutes of meeting of November 18, 2013 as presented. Unanimously approved, motion carried.

SITE PLAN APPROVAL (tabled from November 18, 2013)

2013-07 (09-05-13) Glen Teeto, 3664 Moyer Road, North Ton., N.Y. 14120 – Owner
Finger Lakes Construction / Glen Teeto, 5773 East Main Street,
Batavia, N.Y. – Applicant
Business Use - storage building
Address of site – southeast corner of Baer Road and Saunders
Settlement Road, Sanborn, N.Y. 14132

Mr. Teeto was not present at this meeting and no additional information that was requested by the board has been submitted as of this meeting.

Building Inspector has been in contact with Mr. Teeto. Mr. Teeto would like to put stone where proposed building is to be placed. Mr. Teeto told Building Inspector that he would not be able to proceed further with the plans until April 2014.

Chairman said Mr. Teeto is not to proceed any further on any work on that property until the paper work is brought in to the Building Inspector or receipt of information from Wendel Engineering. The board has no idea, at this time, where the building is to be placed.

Building Inspector said we do not know where drainage etc. will be going. No engineering work has been done. One culvert has been lowered down.

A motion was made by Mr. Schreader and seconded by Mr. Hurtgam that a letter be sent to Mr. Teeto telling him all of the requirements on the proposal for the building must be submitted and until the information is received, there will be no action taken by

the board. There is to be no activity on the property whatsoever until Site Plan Approval is given by the Planning Board. Unanimously approved, motion carried.

Mrs. James (Johanna) Gray, 4160 Wilson Cambria Road, Ransomville, N.Y. 14131, was present at this meeting and submitted a letter dated December 16, 2013 to Mr. James McCann, Code Enforcement officer, copy to Mr. Amacher and copy to Chairman of Zoning Board of Appeals.

She expressed concerns about the property at 4190 Cambria Wilson Road, formerly Drewes Gas Station. She said there is a lot of work being done in the garage. She said she spoke to the people, first names only, “Doug” and “Samantha”, and was told they are leasing the property to operate a car repair garage. Mrs. Gray said the building is, per Building Inspector, “zoned commercial” and “grandfathered”, “so no Town oversight is needed”. Also, “did not need a variance etc.”

Mrs. Gray’s home is on the north side of North Ridge Road, north of “Drewes” garage. She said she and Michael Kankiewicz, neighbor on the west side of “Drewes” garage, have noticed a terrible smell and high-speed machines, can’t go out in her yard. Also, there is a wood stove and furnace and furnace gives off a lot of smoke, can’t hang laundry out. What are the hours of operation? She also said sewage in the past has gone into Mr. Kankiewicz’ back yard. She would like the town to review the Zoning Ordinance, codes, and laws.

Counsel said the size of the building is the same and is “grandfathered”, pre-existing use is permanent in that area. It can be used as an auto repair business. He will look at information from previous operators at this site with the same type of business in that building on the Site Plan as to hours of operation, etc. Building Inspector makes determination if Site Plan review is required. Two previous operators of auto repair business in this building were Roger Curry and Joel Hurtgam.

Mr. Foe thanked the board for their help and input in the updating of the Zoning Ordinance and Comprehensive Plan and from the public surveys

This is Jeff Hurtgam’s last Planning Board meeting and was thanked for his many years of service to the board. We all wished him good luck as he will be a member of Cambria Town Board effective January 1, 2014. Gerald Kroening will be a regular member of the Planning Board and Jacqueline Connelly will be the new alternate effective January 1, 2014.

REPORTS:

Building Inspector – no report
Attorney – no report

Next meeting will be Monday, January 27, 2014 at 7:00 P.M.

A motion was made by Mr. Hurtgam and seconded by Mr. Schreader to adjourn at 7:40 P.M.

Respectfully submitted,

Marjorie E. Meahl, Rec. Secy.

Minutes approved: _____