

**Village of Hilton**  
**Planning Board Minutes of January 20, 2009**  
**Approved February 9, 2009**

Members Present: Chairman Mark Hedberg, Robert Hunte, Joe Galatio, Chris Brower

Members Absent: Dana Brunett

Others Present: Code Enforcement Officer Mike Lissow, Larry Fenity, Scott Meeson, Doug Meeson, Mark Meeson, Trustee Walt Horylev, Mayor Gursslin, Trustee Joe Lee, Debbie Jones

1. Called the meeting to order at 6:30 p.m. with the pledge of allegiance to the flag.
2. Chairman Hedberg stated the roles and responsibilities of the planning Board
3. **FINAL SITE PLAN REVIEW**

Proposed Action-	Proposed Funeral Home
Applicant-	Larry Fenity, Vay-Schleich & Meeson Funeral Home
Location-	38 East Avenue
- a. Larry Fenity, was present to represent this application. This was an additional meeting, which was requested by the applicant to meet a deadline regarding the purchase offer of this property.
- b. Mr. Fenity provided a letter to the board explaining their expectations regarding their business as requested at the January 12<sup>th</sup> meeting.
- c. This is a small funeral home compared to most others. They expect to hold approximately 50 funerals per year. 50% would have public viewing and/or services. Nationally 40% of all funerals do not have public services.
- d. Morning services 10-11 a.m., most of the time they are held at a church. Viewing hours will be weekdays only from 2-4 and 7-9 p.m. Larger services will be held at their Long Pond Road facility with no Saturday hours.
- e. The staff consists of 2 employees and parking attendants will be provided. Vehicles not stored at this location.
- f. Processions are accompanied by motorcycles and consist of 10-12 cars typically. Mr. Fenity emphasized the applicants are not intending on tying up the entire parking lot nor cause traffic issues. They feel this is flexible and will be properly worked out by their staff.
- g. Mr. Fenity said this business will have less impact on traffic and parking than a 65 seat restaurant with lunches and dinners as well as take out pizza that was previously approved. They should use 30 or less parking spaces on most days.
- h. Chairman Hedberg thanked Mr. Fenity for providing the additional information. A copy was provided to the office staff. Chairman Hedberg requested the copies of the architectural changes to be submitted.
- i. Joe Galatio commented that the parking plan should work well, especially with attendant and a motorcycle leading the processions. The restaurant was already approved with different parking needs. There will be occasional evenings that will be busy. He expects that the Meeson's will be good neighbors with a well-kept property.

**Village of Hilton**  
**Planning Board Minutes of January 20, 2009**  
**Page 2**

- j. Chris Brower said that additional parking was concern from last meeting. With the information provided and driving through the area she feels it is minimal and the applicant will not be relying on additional parking as much as the board originally anticipated.
- k. Bob Hunte is satisfied with the new information and feels that this business will not overload parking compared to Pontillos. The architectural appearance and landscape plan is acceptable and lighting is adequate. Bob said he does not expect light spillage onto neighbors or traffic.
- l. Chairman Hedberg is still concerned that eventually there will not be adequate parking as this as been treated as an overflow lot. He stated the current Village code requires 1 parking spot per 100 sq ft, currently the proposed plan shows the public area being approximately 1600 sq ft., also a minimum of 16 spaces is also required by code. There is a sidewalk shown on the drawing that connects to park and ride. Mark said he expects the park & ride would be used first as directed by their parking attendant. He also expects that there will be rare occasions when parking will be over filled. Mark continued that this plan will be a benefit to the other businesses. He feels that the landscaping is fine, however, a final set of plans must be provided as part of the submittal.
- m. Trustee Walt Horylev gave an explanation of how the traffic pattern of Hovey Street may be changing in the near future. He expressed his concern for how this business will affect the Village supported car show on Saturday evenings in the summer.
- n. Chairman Hedberg stated that the car show may have to move to another location as it has achieved the goal to bring business to the Central Business District.
- o. Scott Meeson reiterated that there will be no Saturday service or viewing hours and this will not affect any events on the weekends. He said that their hours will be 2-4 pm. & 7-9 pm, which is not the busiest restaurant hours. Mr. Meeson stated that he has spoken to Gus Strebenis and they have stated a good working relationship. Mr. Strebenis had commented at the previous Planning Board meeting that he is in favor of this application and that he is happy to work with the Meeson's.
- p. Chairman Hedberg explained that the applicant has provided enough information to demonstrate adequate parking. A motion to approve this application was made by Joe Galatio, seconded by Bob Hunte, and the Site Plan was approved 4-0.
- q. There are two (2) signs proposed for this project. There will be one projecting sign on the south elevation (East Avenue) and one wall mounted sign on the north elevation (rear) The signs are white with deep gray lettering. The projecting sign will be mounted onto the chimney. It was mentioned that a variance for a larger rear sign may be requested in the future. There will be gooseneck light fixtures to illuminate the signs. Chris Brower noted that the signs at the Long Pond Road location are nice and the proposed colors will work with this building. The board all agreed that the white sign looks nice as presented. Chairman Hedberg asked for a motion to approve the signs as submitted, Bob Hunte motioned, seconded by Chris Brower, approved 4-0.

**Village of Hilton**  
**Planning Board Minutes of January 20, 2009**  
**Page 3**

**4. DISCUSSION**

Mayor Gursslin explained that the Village Board is researching wind energy and no negative feedback from the public has been received thus far.

**5. REPORTS**

- a. Liaison's Report- No report was given.
- b. Code Enforcement Officers Report- Mike Lissow gave his report.
- c. Chairman's Report- Chairman Hedberg gave his report.
- d. Member's Report-No report given.

**6. DATES**

Next Scheduled Meeting	Monday, February 9, 2009
Agenda Deadline	Monday, January 25, 2009

There being no further discussion, the meeting was adjourned at 7:30 p.m.

Respectfully Submitted,

Amy Harter, Recording Secretary