

Zoning Board of Appeals
Meeting Minutes of September 8, 2020
Approved

ZBA Member's Present: Interim Chairman Murray Weaver, Pat Holenbeck, Harry Reiter, Alternate Member Linda Viney

ZBA Member's Absent: Shelly Kordish

Village Board Present: Mayor Joe Lee and Village Board Liaison Kim Fay

Administration Present: Code Enforcement Officer; Mark Mazzucco and Recording Secretary Debbie Jones

Guests: Larry Heininger and Engels Guldani

Interim Chairman Murray Weaver called the meeting to order at 6:30 p.m. with the Pledge of Allegiance to the flag and a moment of silence.

PLANNING SEGMENT – SITE PLAN – 6 & 9 UPTON STREET

Application of Engels Guldani, to construct a new building, proposed sized 52' x 100' on parking area. Property is zoned Industrial. Village Board has given approval for the subdivide at their 8-4-20 meeting.

Larry Heininger, engineer for Marques & Assoc., P.C. presented to the Board the proposed construction of a new building (approx. 52' x 100') on the existing parking lot. Proposed use is for automotive. Public water is on site and public sewer is at the rear of the parcel. Currently, Mr. Guldani owns and occupies 6 Upton Street for an automotive sales and storage business.

BOARD COMMENT/QUESTIONS:

Member Holenbeck asked if there would be any landscaping around the exterior. Mr. Guldani stated landscaping would be kept simple, as it is at 6 Upton Street

Member Weaver inquired about lighting and signage. Mr. Guldani stated there will be directional lighting that will go out approximately 50' then angle downward. Signage may consist of some lettering on the building with the lighting reflecting on it.

Linda Viney mentioned what a great asset Engels is to our community.

Code Enforcement Officer, Mark Mazzucco read through the Environmental Assessment Form as filled out by the applicant. **Interim Chairman Weaver** asked for a motion to declare the Planning Board as Lead Agency and to make a negative declaration on the EAF. **Pat Holenbeck** made the motion, seconded by **Linda Viney** 4-0.

Pat Holenbeck made the motion to accept the Site Plan Review as presented for new building construction (approx. 52' x 100') 9 Upton Street, seconded by **Linda Viney** and approved 4-0.

REPORTS:

Village Board Liaison	Kim Fay gave his report
Mayor Joe Lee	Mayor Lee gave his report
Code Enforcement Officer	Mark Mazzucco gave his report

MINUTES:

Member Viney made the motion to accept the Zoning Board of Appeals meeting minutes of August 11th, 2020, seconded by **Member Reiter** and approved 3-0-1, **Holenbeck** abstained.

DATES:

Next Scheduled Meeting	Tuesday, October 13 th , 2020
Public Agenda Deadline	Tuesday, September 29 th , 2020

There being no further business, **Member Viney** made the motion to adjourn the meeting at 7:19 p.m., seconded by **Member Holenbeck**, and approved 4-0.

Respectfully Submitted,
Debbie Jones, Recording Secretary