

Alfred Village Planning Board  
Regular Meeting  
December 6, 2012  
7:30 PM – Village Hall

Members Present: Anne Wenslow, Chair, Peg Prisco, Justin Griegg, Peter McClain,  
\* Sherman Clarke, Liz Cronin

Others Present: Virginia Rasmussen, Matt Katz

I. Approval of the minutes of November 1, 2012 Regular Meeting. A motion was made by Peter McClain and seconded by Justin Griegg to accept the minutes with corrections. Approved, unanimous.

II. **Trustees Report:** Parking on Private Property (Section Nine) There has been a problem of parking on the front lawns, especially in the Historic District.

Presented a draft of a notice to village landlords regarding their responsibility for violations occurring on their rental properties.

III. Congregate Housing – Justin Griegg, Peter McClain – continuing discussion.  
\*Fraternities and Sororities can not be considered congregate housing. This would be a non-conforming use. They are prohibited in all zones except for E-1 (except pre-existing). \*Fraternities and Sororities existing in E-1 will be required to obtain a Special-Use Permit annually.

**Village Housing Code:**

R1 and R2 – all restrictions apply

R3, B1, B2 – permits rooming houses given there are sixty square feet of floor space per occupant . This would be a change of **Village Housing Code 201.00 C** from 50 to 60 square feet per occupant.

**Village Zoning Code:**

**200.00 D, 201.00 D, 202.00 A3 and D, 203.00 D10, 204.00 D4, 205.00 I, 206.00 B4** Boarding or rooming houses, fraternities, sororities, chapter or membership association houses should be removed. Replace with congregate houses.

**302.00 G** Remove fraternity, sorority, chapter and membership association house requirements. Replace with congregate house requirements.

**303.00** Conditional uses. Multi-family dwellings, fraternity, sorority, boarding and rooming houses removed and replaced with congregate housing.

\* Amended at January 3, 2013 meeting.

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**I. Approval of the Minutes of December 6, 2012 Regular Meeting**

The following corrections were made to the minutes of the December 2012 meeting as distributed: Justin Griegg should be Justin Grigg; in paragraph III, the sentence "Fraternities and Sororities can not be considered congregate housing" should read "Fraternities and Sororities will be considered congregate housing"; the sentence "Fraternities and Sororities existing in E-1 will be required to obtain a Special Use Permit annually" should read "The motions under consideration are described below:" A motion to approve the minutes as amended was made by Clarke and seconded by Grigg. Motion passed. [After the meeting, it was noted that Clarke should have been recorded as "excused absent" rather than "present."]