

**Alfred Village Planning Board  
Regular Meeting, Village Hall  
5 June 2014, 7:30 p.m.**

**Members present:** Ellen Bahr, Sherman Clarke, Liz Cronin, Lou Greiff, Peter McClain, Peg Prisco

**Others present:** Chuck Cagle (Code Enforcement Officer), Virginia Rasmussen (Village Trustee), Christel Rodd

The meeting was called to order by Peter McClain at 7:30 p.m. In the absence of chair Anne Wenslow due to illness, it was moved by Peg Prisco and seconded by Liz Cronin that Peter McClain should serve as acting chair.

**I. Approval of the minutes of May 1, 2014 Regular Meeting**

It was moved by Cronin and seconded by Lou Greiff to approve the May minutes as submitted.

**II. Applications**

None. It was noted that Alfred University did not present the planning board with plans for the addition to McMahan Engineering Building. This is not a required submission since it is a SUNY project. The university has often presented the plans for the board's information. It was moved by Sherman Clarke and seconded by Prisco that McClain should send a note to Mike Neiderbach, the university official responsible for capital projects, thanking them for past submissions and indicating our interest in knowing about AU building and planning projects.

**III. Comments**

Christel Rodd noted that minutes from recent planning board meetings are not being posted on the village website, nor are email addresses available for planning board members. McClain will post the minutes after approval. Mayor Justin Grigg is looking into the posting of individual email addresses.

**IV. Other Business**

**A. CEO**

Chuck Cagle distributed copies of his log of activities as well as his monthly report. Ellen Bahr asked about habitual garbage situations, and stated that this was covered by local zoning code, local housing code, and state laws, not always consistently. Cagle responded that he has to have written complaints and that he would rather deal with landlords than issue tickets. Problems may be submitted via the "Neighborhood Concern Report" available on the village website. When necessary, Cagle will send a ticket by mail. Cagle's schedule of working hours will change for the summer (Tuesday or Wednesday and Friday; winter: Wednesday and Saturday).

## **B. Trustees report**

The Trustees have signed a new contract with Casella for trash removal. Big trash day has been eliminated for cost-cutting reasons. There will be a meeting on June 17th of trustees, Casella, police chief Tim O'Grady, and landlords to discuss the contract: all trash must be in containers, address including apartment number must be on containers to facilitate follow-up. The new policy will be rolled in during July. The village newsletter will discuss the new policy including information on costs for taking big trash to transfer station and sources for disposing of furniture or other items which might be donated to Salvation Army or similar organizations.

The Village and Town of Alfred boards have established a tax review working group to look at taxes and services from and to village and town residents. It is recognized that taxes are higher in the village and services may not be in balance.

The Alfred Community Coalition (village officers, AU, ASC, police, fire company) will be meeting to discuss the continuation of Hot Dog Day. Concerns: emergency calls were more serious this year, Village responsibility when streets are closed, campus efforts to provide functions other than drinking parties.

The NYS Department of Transportation has expressed significant concern about the move of the driveway, with entrance and exit on North Main Street, which was proposed as part of the building project for the ceramics museum.

## **C. Reynolds Street Zoning**

Following discussion at the May meeting about properties mismarked on the current zoning map, letters were sent to the owners of the properties concerned. Only one response, with no issues, was received. It was therefore moved by Clarke and seconded by Greiff that McClain should send a letter to the Village Board about this matter. The letter will recommend rezoning four properties (10, 18, 20, 22 Reynolds) from R3 to R1 and three properties (4 and 8 Reynolds and 17 West University) from B2 to R3. McClain's letter should review the situation and move the topic from planning board to village board agenda.

## **D. Zoning Change Recommendations**

McClain prepared a study sheet for proposed zoning changes based on earlier planning board recommendations.

Section 104.00: deferred to comprehensive planning process

Section 105.00: use variances should be harder than area variances. Clarke and Bahr will do some research into building lot sizes. Interest in densing up the village rather than encouraging sprawl.

Section 300.00 C2: clarification necessary about what reconstruction means (external only?) in relation to non-conforming buildings. Interest in not extending

non-conformance. Relation of code enforcement and building permits. NYCOM may have helpful information.

Section 302.00 A: McClain will write up text on seasonal fences.

Section 304.00 Q: we should remove stipulations for parking for unlikely uses since there is item 15 which provides for CEO determination in situations not specified.

Section 305.00 C9: we should omit the "if removed ..." clause to protect political signs unrelated to elections. Important issue is size.

Section 306.00: shorten section to indicate maximum size antenna. Provisions in B are no longer topical.

Section 307: definition of family should be based on safety of residents. Can it be district related? Concern about transience vs permanence of residents rather than related, unrelated, or number. No resolution reached.

The meeting adjourned at 10:20 p.m.

The next regular meeting is scheduled for Thursday, July 10th (postponed because of July 4th holiday), 7:30 p.m., Village Hall.

Respectfully submitted,

Sherman Clarke, Acting Secretary