

September 16, 2020

The regular meeting of the Wheatfield Planning Board was called to order at the Wheatfield Town Hall, at 6:30 PM, by Chairman Walt Garrow.

Present: Susan Agnello-Eberwein, Walt Garrow, Melissa Germann, Mike Polek, Doug Kalota (acting member). Excused: Don Proefrock. Also, present: Tim Zuber – Town Engineer, Wendel.

Moved by S. Agnello-Eberwein, Seconded by M. Germann to approve the meeting minutes of September 2, 2020. Motion approved unanimously.

COMMUNICATIONS

Received financial report. Updated on agenda information and COVID-19 precautions.

SUMMARY OF AGENDA

Site Plan Review – Child’s Creative Development Center – 3641 Niagara Falls Boulevard.

Reviewed the Site Plan for the construction of a day care facility. This project was before the Planning Board on October 16th, 2019 and August 5th, 2020. Discussions to Note: The applicant moved the hot box from the north western easement to the north eastern easement away from a residence on Demler Road; The utilities that were going to run underneath the dry pond were moved to the northeast easement; The existing single lane vehicle bridge along Niagara Falls Boulevard will be removed but the culvert will remain in place. The applicant agreed to place soil on the culvert and plant grass for aesthetics; A fence that was previously going to be installed along the northwest property line will no longer be constructed.

***Action:** The Planning Board voted to begin a SEQR coordinated review with the Town of Wheatfield acting as the lead agency. That motion was passed unanimously.*

Site Plan Review – Rock Hard Fence – 2063 Cayuga Drive Extension. Reviewed the Site Plan for the construction of a 4000 ft² pole barn for commercial storage of equipment and supplies utilized by a fence installation business on the property. The applicant’s last appearance before the Planning Board was on August 5th, 2020. A few conditions still must be met to include a topographic survey showing grading and drainage for stormwater management. The Planning Board ensured the applicant understood that under the current Site Plan the on-site house must be used as the primary office for the business. A public hearing was scheduled for October 7th, 2020 for the required Special Use Permit.

***Action:** No action taken.*

Other Board Business

None.

Next meeting: October 7, 2020.

Motion made by S. Angello-Eberwein, Seconded by D. Kalota to adjourn the meeting at 7:45 PM. Motion carried.

Sincerely submitted,
Jaimelyn Bator - Secretary