

**CITY OF AUBURN PLANNING BOARD
TUESDAY, MAY 1, 2018 6:30 PM
MEMORIAL CITY HALL**

Present: Crystal Cosentino, Elizabeth Koenig, Theresa Walsh, Christina Tomasso, Sam Giangreco

Excused: Andy Tehan

Staff: Nate Garland, Corporation Counsel; Stephen Selvek, Office of Planning and Economic Development; Greg Gilfus, Traffic Officer; Brian Hicks, Code Enforcement

Agenda Items: Site Plan Application Review for the construction of a 34,488 SF warehousing addition at 34 Wright Ave. Applicant: Currier Plastics

Items Approved: Site Plan Application Review for the construction of a 34,488 SF warehousing addition at 34 Wright Ave. Applicant: Currier Plastics

Applications Denied: None

Applications Tabled: None

Sam Giangreco is acting Chair for the meeting.

Chair calls the meeting to order. The Pledge of Allegiance is recited. Roll is called.

Agenda Item 1: Approval of April 3, 2018 Planning Board Meeting Minutes.

Chair asks for any corrections on the April 3, 2018 meeting minutes. There being none, Chair asks for a motion to approve the April meeting minutes. Motion made by Elizabeth Koenig, second by Crystal Cosentino. All in favor. No members opposed. Motion carried.

Agenda Item 2: Site Plan Application Review for the construction of a 34,488 SF warehousing addition at 34 Wright Ave. Applicant: Currier Plastics

Chair invites applicant to present the project to the Board.

Mark Chambers, C&S Engineers – Discusses plan of new Currier Plastics Warehouse and states changes made to plans from last meeting, including: landscaping along eastern property line of 34 Wright Ave. Trees were added along the line and plans were updated. Traffic Engineer reviewed the traffic circulation for construction time. Letter is included in meeting packet.

Stephen Selvek – States design review committee has reviewed the plans and has comments for consideration by the planning board if the planning board decides to approve the application with modifications. The primary concern circles around the area to the east of the building. The applicant has proposed lawn and arborvitaes in that area, however, the fire department has concerns from a codes stand point. Given the use of the building as a warehouse facility for plastics, the fire lane has to extend within 100 feet of all exterior portions of that building. The proposed resolution for the board to consider is in the packet. The fire lane will be gated off to only allow emergency vehicles. A fire hydrant would need to be included to be within 400 feet of the exterior of the building. A sign is at the driveway for 34 Wright Ave. The board has asked for it to be removed because the driveway is only going to be a fire access lane. A letter is included in the packets that the subdivision will be contingent upon the lot line adjustment to combine 34 Wright Ave with 101 Columbus Street that will allow access through the parcel as a whole.

Chair opens the public to be heard portion of the meeting.

Kathi Finizio, 5 Wright Ave. – Discusses how she was able to visit the site and what she saw, traffic patterns and truck routes along Wright Ave, the closeness of the building to the street and neighboring house, and overall disappointment of the project as a whole.

Michael Finizio, 50 Lansing Street, grew up on Wright Ave. – States concerns about more trucks going down Wright Ave in the close proximity of houses; fumes, noises, number of trucks will bother people.

Chair closes public to be heard.

Chair asks for Board questions.

Crystal Cosentino – Makes general statement that this project is not intended to bring more trucks in, the warehouse is going to store the product that trucks would have already been picking up.

Mark Chambers – Confirms this.

Crystal Cosentino – Asks if in the modified plan there will be trees planted for screening next to the fire lane.

Steve Selvek – Ultimately there is still adequate space for additional screening beyond the fence that's there, but the space needs to allow for a 20 foot wide fire access lane.

Mark Chambers – Clarifies on the species of arborvitaes.

Interruption from public.

Chair – Reiterates public to be heard has been closed.

Interruption from public.

Steve Selvek – Describes plans and current location of trucks and loading docks. Describes what the fire lane will include and means of egress on the east façade into the fire lane.

Nate Garland – Asks for confirmation that the fire lane will be gated at the entrance.

Steve Selvek – Confirms.

Mark Chambers – Restates what's on the east and south facades of the building currently and what the new plans will include.

Discussion between board members about truck access, proximity of building to neighboring houses, and corridor.

Steve Selvek – Regarding the corridor, it helps to enclose the area behind the warehouse, acts as a buffer by not allowing trucks to drive behind the houses.

Crystal Cosentino – Asks how the corridor will be primarily used.

Mark Chambers – It will be used to move product from the existing facility to the warehouse and for pedestrian traffic.

Chair asks if there are any other questions from the board.

Elizabeth Koenig – Asks how long the estimated construction time is.

Mark Chambers – 8-9 month window.

Interruption from public.

Chair allows public to be heard.

Kathy Finizio – States her concern with the look of the neighborhood and the number of trees in the displayed image. States how children can reach across and touch the trucks that are around the existing area.

Mark Chambers – The corridor will block the trucks from going behind the houses.

Kathy Finizio – States how she would like to do whatever she can to not have this project happen.

Chair asks if there are any more comments from the board.

Steve Selvek – Addresses and describes letter from Douglass Stansbury, included in the packet, regarding the traffic impacts for the warehouse expansion project.

Chair asks if there are any questions regarding the matter.

Crystal Cosentino – Asks if there is a fence that extends along the east behind the neighboring houses.

Mark Chambers – States there isn't a fence there to his knowledge. The brook acts as a barrier.

Crystal Cosentino – Asks about the fence along the eastern property line, if it belongs to the private residence.

Mark Chambers – Believes it is owned by the private residence.

Crystal Cosentino – Makes statement regarding arborvitaes that should be planted to allow for further buffering.

Chair asks if there are any more questions from the board. There being none.

Chair asks for motion to adapt the SEQRA Negative Declaration Resolution. Motion made by Crystal Cosentino, seconded by Theresa Walsh.

Secretary calls the roll: Crystal Cosentino, Yes. Elizabeth Koenig, Yes. Theresa Walsh, Yes. Christina Tomasso, Yes. Sam Giangreco, Yes.

Chair- Motion carried.

Chair asks for motion to adapt the resolution approving the site plan. Motion by Crystal Cosentino, seconded by Theresa Walsh.

Secretary calls the roll: Crystal Cosentino, Yes. Elizabeth Koenig, Yes. Theresa Walsh, Yes. Christina Tomasso, Yes. Sam Giangreco, Yes.

Chair- Motion Carried.

Other Items

Chair – Date for next Board meeting is Tuesday, June 5th at 6:30 P.M.

Motion to adjourn today's meeting made by Christina Tomasso, seconded by Elizabeth Koenig. All in Favor. None Opposed. Motion Carried.

Respectively submitted by Holly Glor