

**MINUTES FROM A MEETING OF THE
VILLAGE OF AVON PLANNING BOARD
TUESDAY, NOVEMBER 19, 2024
7:00 PM; VILLAGE HALL**

I. ATTENDANCE

Paul M. Drozdziel, Chairman
Marilyn Borkhuis
Paul D. Phillips
David Sharman
Brian Wade

GUESTS

Mayor Robert C. Hayes

Donald Temperato, Temperato Constructors
39 East Bellaqua Estates Dr, Rochester, NY 14624

STAFF

Robert Alexander, Code Enforcement Officer
Patrick McCormick, Village Board Liaison
Gary Margiotta, Secretary

II. APPROVAL OF THE MINUTES

MOTION: Sharman moved for approval of the minutes of October 15, 2024, seconded by Phillips. Voting in favor were: Drozdziel, Borkhuis, Phillips, Sharman and Wade. Voting against were: none.

CARRIED: 5 Ayes, 0 Nays

*** MAYORAL ADDRESS**

Phillips, Sharman and Wade were new to the Planning Board. Mayor Hayes wanted to say thanks and offer his gratitude. He looked forward to a good exchange with the Board.

Downtown Revitalization Initiative (DRI)

\$10 Million in Grant Funding Possible

And there should be much work ahead, the Mayor continued. The Village had a Downtown Revitalization Initiative (DRI) program in store that could bring \$10 million in grant money. In conjunction, the Village had recently designated itself a *“Pro-Housing Community.”*

What did that mean? Drozdziel inquired.

It was indicative of the Village’s commitment to address its housing shortage, the mayor responded, and to address those barriers that might be in the way.

Did the *“Pro-Housing Community”* designation suggest a certain type of housing? Phillips asked.

No, Mayor Hayes responded, the designation didn’t refer to a specific type of housing, such as low-mod, but, the Village would try to address areas that could be made better, for example, the blight on the West Main Street hill, the former King Cole feed and grain buildings.

Role of the Planning Board

Training Requirement for Members

As the Board’s newest member, Wade said he had recently retired from the state’s Department of Environmental Conservation (DEC) where he’d worked 26 years as a police officer. In that role, Wade said he was used to reading regulations and laws, although codes, such as those the Village had, could sometimes be different. Upon his retirement, Wade said he had missed civic duty so, he was glad to have joined the Planning Board.

The Planning Board advised the Village Board, Drozdziel explained. Its members were required to take four hours of training per year.

The Genesee/Finger Lakes Regional Planning Council of Rochester, (585) 454-9628, generally offered broad-ranging training sessions twice-a-year, costs covered by the Village.

Hancock Estabrook, LLP, had teamed with the MRB Group to offer free, monthly, remote *Municipal Bootcamp Training* sessions (315) 565-4500.

And, the Livingston County Planning Department at (585) 243-7550 offered training and could point Board members towards other training opportunities.

Jaguar Tubular, Inc.

Status Report

Jaguar Tubular, Inc., of Newark, DE, planned on building a 270,000-square-foot factory north of Barilla America, Inc., on Barilla Drive in the Industrial Park. Taylor the Builders of Penfield would be the general contractor. Ground-breaking had been anticipated this past spring.

Gerald Mosier, a project manager with Taylor the Builders, had applied for a fence permit for a 100-foot X 200-foot area to store building materials on-site, Alexander told Board members, but Jaguar had outstanding engineering fees owed to the Village and made no effort to pay them.

Jaguar Tubular manufactured pipe pilings. Jobs creation at the Avon factory had been estimated at 104 over three shifts. The factory would require a railroad siding and a power substation.

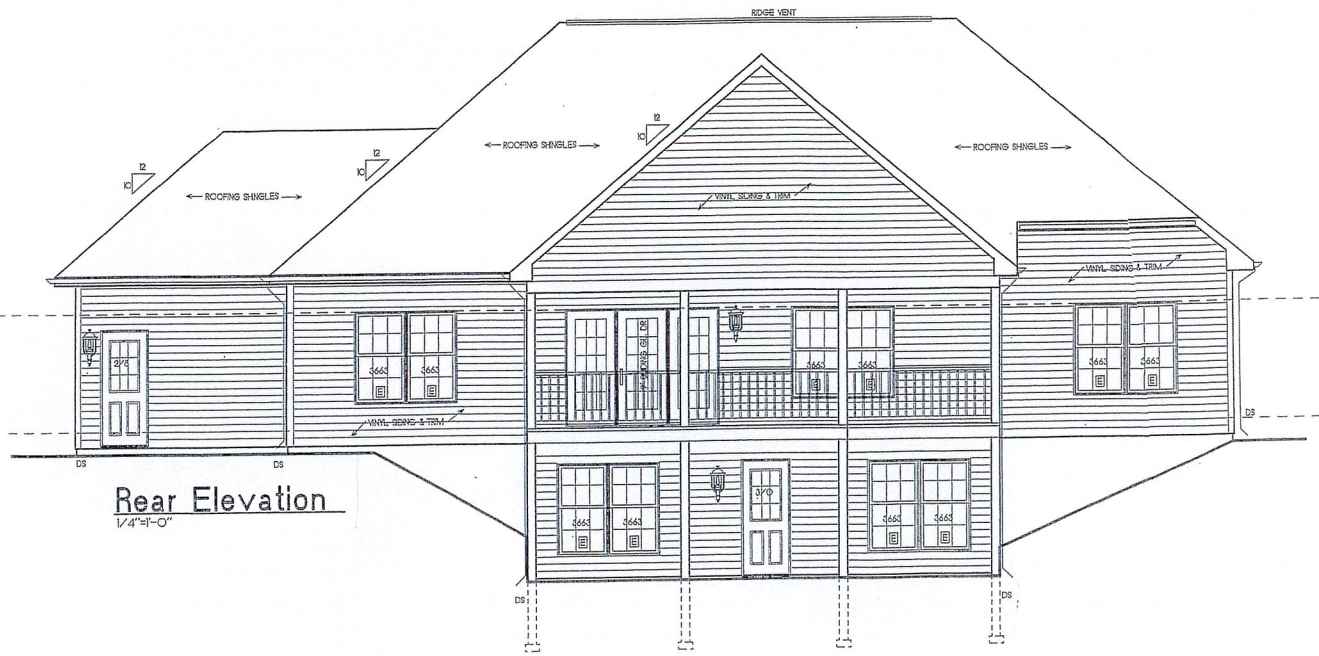
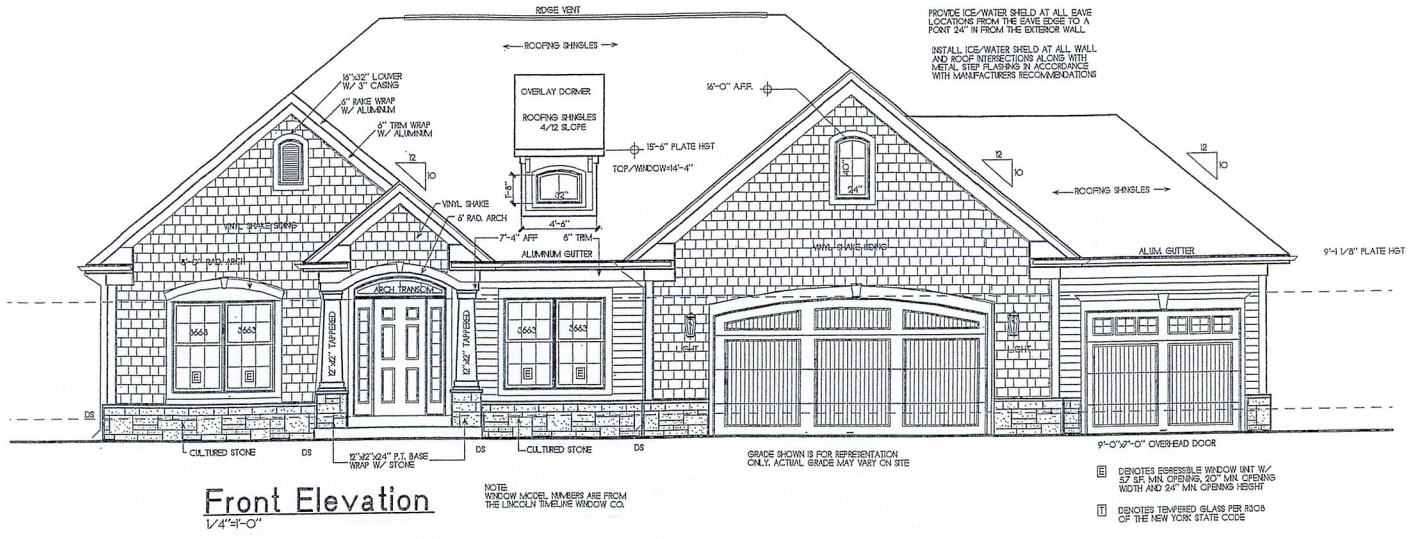
III. OLD BUSINESS – 6-LOT HOUSING DEVELOPMENT

Donald Temperato, Temperato Constructors	6-lot housing development
39 East Bellaqua Estates Dr, Rochester, NY	26, 36, 46, 56 & 76 Pole Bridge Road

The lots were on the west side of Pole Bridge Road, beginning at Aaron’s Auto Body LLC, 20 Pole Bridge Rad, and running south to a 60-foot-wide ingress/egress easement. For his first house, Temperato had proposed a 1,933-square-foot ranch with a walkout basement on lot 76.

Sewer and water were available, water from the Village and sewer from the County. The Village required 5-foot-wide sidewalks. Alexander suggestion getting a deposit from Temperato for the sidewalks.

The house would have three bedrooms and a study plus a 3-car garage. Board members expressed concern over placement of the garage, that the garage not stand too far forward of the house.



Could the Board give a positive recommendation to the Village Board as long as garage met Code? Borkhuis asked.

MOTION: Drozdziel moved to give the Village Board a positive recommendation pending a final review by the Village’s engineering firm, the MRB Group, seconded by Phillips. Voting in favor were: Drozdziel, Borkhuis, Phillips, Sharman and Wade. Voting against were: none.

CARRIED: 5 Ayes, 0 Nays

**Certificate of Occupancy contingent
On sidewalk installation**

With trucks driving in and out of the job site, sidewalks could be broken, if they were installed before the house were built.

The Board agreed the house should be built then, once complete, the sidewalk laid. The certificate of occupancy for the house would be issued after the sidewalk had been installed.

IV. NEW BUSINESS – MISCELLANEOUS

O'Reilly Auto Parts

Alexander said he had received several calls from O'Reilly Auto Parts about a 7,200-square-foot building on the east end of the TOPS Plaza.

Police Chief Interviews

The Village Board was setting up interviews for the Police Chief's position, McCormick said. There were four candidates, McCormick said, adding the School Resource Officer position may look different as well.

Clean-up required

Some clean-up may be necessary at a vacant house at 184 Rochester Street, Borkhuis remarked.

V. ADJOURNMENT

MOTION: Phillips moved for adjournment at 8:40 PM, seconded by Borkhuis. Voting in favor were: Drozdziel, Borkhuis, Phillips, Sharman and Wade. Voting against were: none.

CARRIED: 5 Ayes, 0 nays

Gary Margiotta
Secretary