

VILLAGE OF ALDEN PLANNING BOARD

13336 Broadway, Alden, NY 14004-1394

APPROVED MINUTES OF THE MEETING ON June 17, 2020

Members Present: Chairman David Metz, Susan DeWitt, Esther Kibbe, Craig Bieniek,
Members Absent: Randy Crist, Paul Werner

Chairman Metz called the meeting to order at 7:30 pm. Chairman Metz entertained a motion to accept the minutes of the February 2020 meeting without changes.

Motion made by Kibbe, seconded by DeWitt, all in favor. Carried.

The board was sorry to hear member Dick Kegler had resigned and wished him the best.

Old Business

Schmidt property – located behind Tops Markets. **CEO Czechowski explained he had been approached by a developer with a signed contract on the property. This parcel had been recently discussed to have portions rezoned to comply with addressing wetlands and the master plan. NO sketch plan has been submitted but the discussion included: coming from Slade Dr. with mixed use (retail on bottom/high end residential on top, 20 room bed & breakfast and 20-25 single family homes. The developer is referencing the current Zoning map. The question becomes, does the board push for the change, or confer with the developer and work for a mutual plan that agrees with both parties and the master plan?**

The proposed C-2 district allows for commercial, industrial, mixed use, hotels, etc.... would not allow for residential dwellings or bed & breakfast.

There would be a gap between Slade Dr. & R-1 that a street would need to be constructed to access residents.

The board would like to see a road constructed to the east to connect to Exchange St. in the future.

The CEO will talk to the developer and advise him the first step would be to submit a concept plan to the board.

The Planning Board would be willing to work/modify their proposed zoning if the plan ultimately supported the objectives of the Master Plan..

Communications:

None

Chairman Metz entertained a motion for adjournment. Motion was made by Bieniek, seconded by Kibbe.

All were in favor and the meeting adjourned at 8:00 pm.

The next regular meeting of the Planning Board is scheduled for Wednesday, July 15, 2020

Submitted By,

Sue Galbraith
Secretary, Village Planning Board