

**Village of Williamsville  
Historic Preservation Commission  
Meeting Minutes  
January 26, 2016  
6:30 p.m.**

Present: Wes Stone, Chairman  
Mary E. Lowther, Member  
Kate Waterman-Kulpa, Member  
Susan Palmer, Member  
Chuck Akers, Member

Also present: Deborah A. Habes, Deputy Clerk  
Basil J. Piazza, Trustee Liaison  
Evan Bussiere, Acting Village Attorney

Excused: Dr. Stephen Dyson, Member  
Anthony Bannon, Member

Mr. Stone opened the meeting at 6:30 p.m.

**ON MOTION** by Ms. Lowther, seconded by Mr. Akers, it was moved to approve the minutes of the December 1, 2015 minutes, as submitted.

Unanimously carried.

## **2015 CLG Report**

The members completed the 2015 CLG Annual Report.

## **Joint HPC Meeting with Parks Committee**

At 7:00 p.m., HPC joined members of the Parks Committee for a joint meeting in the Auditorium to discuss the future of the Station House (located near S. Long Park and the Lehigh Memory Trail).

Trustee Liaisons in attendance: Trustees Piazza, Yates, DeLano

Parks Committee members in attendance: Mark Klepadlo, Noel Bartlo, Carolyn Schlifke, Doug Richardson, Matt Bierl.

Guests in attendance: Marty Visciano, Bob Krieter

WNYRRHS Guests in attendance: Don Owens, Bob Lutot, Nancy Lutot, Joe Kocsis, Tom Stackhouse

Tom Stackhouse of WNYRRHS stated their organization would like to see the Station House remain where it is. All the utilities are intact, it has a basement. Would lose its historic value if it were to be moved. Tom Stackhouse gave some background on the history and the possible acquisition of the building.

Noel Bartlo wondered if there was an update on what Natale Builders, the new owners, want to do with the property.

Kate Waterman-Kulpa of HPC stated that the Village wants to have a plan in place for what they want once the new property owners take over the land from Darling.

Trustee Piazza stated that HPC wants it landmarked. As such, it should not be moved. Might be some kind of land swap in the future.

Kate Waterman-Kulpa stated that local landmarking is the most effective means of protecting a historical property, but it is a process taking perhaps up to 6 months to complete. Thinks we already have plenty of backup for locally landmarking this building.

Trustee DeLano suggested each group come up with a “wish list” of what they would like to see happen.

***Comments included:*** How can we integrate the Station House into S. Long Park and Lehigh Trail to make one continuous park; What is the big picture for that area; If there were to be land swaps, what would they include; What is the long-term intention of International Chimney for the yellow building; Need a master plan; What are the goals – keep Station House in place and create a connection between the Station House and the Depot; Hope to present a positive front; See what the Mayor and Natale come up with; Natale could own the land and WNYRRHS could own the building or they could lease the building for \$1 per year and Natale own the land; Or Natale own both the land and the building and lease the building to WNYRRHS for \$1 per year; If so, Natale would have it as part of their greenspace requirement for eventual proposed development; Whole area is an asset to the Village Plan and to any developer; there are many unknowns at this point .

HPC Chairman Stone stated he would keep everyone abreast of what is happening as things progress. He thanked everyone for attending tonight’s meeting.

ON MOTION by Ms. Lowther, seconded by Mr. Akers, it was moved to adjourn the meeting at 8:15 pm.

Unanimously carried.

**\*Footnote**

**Trustee Piazza added his own meeting notes, as follows:**

1. Overall goal: One continuous park merging RR property, S Long park, Trail, and station house property.

2 Negotiate with Natale re/ above goal. This may involve several sub-issues-- land trade, lease of station house property, refurbishing of station house, who should own property and building, green space requirement for overall redevelopment, etc.

3. Additional goal: Designate station house as a local historic landmark/seek state and federal designation.

*Piazza thought-- Use Mill experience as a template for this building--I.E. Village own it for a limited period- refurbish it with grant money- return building to private ownership- protect bldg with local designation.*

*Additional thoughts will be welcomed by Trustee Piazza. Please send your comments to him at [basilpiaz@msn.com](mailto:basilpiaz@msn.com)*

**NEXT HPC MEETING**  
**Tuesday, February 23, 2016 at 7pm**

---

Deborah A. Habes,  
Deputy Clerk