

Minutes of the Meeting of the Village of Williamsville Planning and Architectural Review Board, held in Williamsville Village Hall, 5565 Main Street, Williamsville, New York on Monday, January 7, 2019, at 7:30 p.m.

Present Wes Stone, Chairman
 Catherine Waterman-Kulpa, Member
 Walter Pacer, Member
 Charles Rizzone, Member
 Kevin Lester, Member
 Elizabeth Holden, Member
 Ellie Grenauer, Alternate Member

Also Present: Deborah A. Habes, Deputy Clerk
 Charles Grieco, Village Attorney
 Tim Masters, Code Enforcement Officer

Excused: Ron Trigilio, Member
 Deborah L. Rogers, Trustee

Mr. Stone opened the meeting at 7:30 p.m. by leading the Pledge of Allegiance.

ON MOTION by Mr. Lester, seconded by Ms. Holden, it was moved to approve the minutes of the December 3, 2018 Planning Board meeting, as submitted.

Unanimously carried.

OLD BUSINESS

<u>Log # 2018-12-16</u>	<u>Painted House [MU]</u>
<i>Wall Sign</i>	<i>5544 Main St</i>

*This application was tabled by the Planning Board at the December 3, 2018 meeting.

Code Enforcement Officer Masters stated that as per an email he received today, January 7, 2018, the applicant informed him that the sign frame in question has been removed from the building and she will not be pursuing a wall sign permit at this time.

ON MOTION by Mr. Lester, seconded by Mr. Rizzone, the following resolution was adopted:

RESOLVED, that any new wall signage proposed to be erected on the Main Street façade of this tenant space at 5544 Main St. shall be erected only between the horizontal drip edge and the top of the first floor window. Any new signage must fit between this space.

Unanimously carried.

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Log # 2018-10-15

Glen Park Tavern, 5507 Main St.

Building Façade Renovation

This application was tabled by the Planning Board at the November 2018 meeting. The applicant, Ellie Grenauer, who was present this evening, informed the board members that based on the informal discussion regarding the Planning Board's suggestions she received during tonight's work session, she wished to withdraw the application from tonight's regular agenda and planned on asking that the application be added to the regular February Planning Board Agenda instead.

NEW BUSINESS

Log # 2019-1-1

Clip N Dales, 19 South Cayuga Rd.

Sign Permit Application

No one was present to represent the application.

This is for a proposed wall sign located on the S. Cayuga Rd. elevation of the first floor of this building. The wall sign measures 3' x 3' (9 sf.). It appears to be made of a permanent material (could be Dibond), but since no such information was included in the application, no one was certain. Ms. Waterman-Kulpa would prefer to see a frame surrounding the sign board and to see what actual sign material is being proposed.

ON MOTION by Ms. Waterman-Kulpa, seconded by Mr. Lester, the following resolution was approved:

RESOLVED, that this application is TABLED for lack of sufficient information regarding the sign material and for lack of a black border around the sign panel.

Unanimously carried.

Log # 2019-1-3

Zen Nails & Spa, 5311 Main St.

Sign Permit Application

The business owners were present to represent the application for a wall sign.

This wall sign consists of individual contour cut white PVC letters stud mounted with glue blocks to the drive-it wall section above the tenant's main entrance door of 5311 Main St. The

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sign will read: **ZEN Nails + Spa**. The sign will be illuminated from above with extended style lamps.

Planning Board members suggested the applicant reduce the height of the letters so as to proportionately accommodate the overhead lamps and to provide clear visibility of the business' signage. It was noted that in the cut sheet from Benderson Development, the property owner, they suggested the PVC letters be of a dark face, instead of white, so as to show contrast with the pale beige color of the background drive-it. The Planning Board agreed with this assessment. Ms. Waterman-Kulpa indicated to the applicant that the installation of the overhead extended lamps should be something that is taken care of for them by the property owner.

ON MOTION by Ms. Waterman-Kulpa, seconded by Mr. Pacer, the following resolution was adopted:

RESOLVED, that the sign application for Zen Nails + Spa at 5311 Main St. is approved *with the following conditions:*

- 1. The letter height on the cut sheet dated 12/19/18 shall be reduced to allow for wall sign lighting fixtures of a type already used on the building façade.*
- 2. The applicant has the option of using either white, dark brown or black letters. This shall be determined at a future date and subject to inspection by the Building Inspector.*
- 3. The applicants shall submit their chosen color of PVC lettering in print form to the Building Dept. first before installation of said letters.*

Unanimously carried.

Log # 2019-1-2

McDonald's, 5330 Main St.

Sign Permit Applications

*A public hearing was held by the Zoning Board of Appeals on November 28, 2018 regarding these signs. The Zoning Board of Appeals granted area variances for these signs as follows:

- (A) - Proposed Drive-thru Signs – As submitted
- (B) - Proposed Pull Forward/Pick up Signs – These signs were approved with slight modifications to reducing their height.
- (C) - Proposed Pull Forward/Pick up Signs – As submitted.

Mr. Randy Bebout was present to represent the applications for signage. He stated that the company is doing extensive interior renovations at this location as part of a nation-wide program of updating stores around the country. As part of general maintenance, the existing asphalt mansard roof is being re-roofed with a standing metal roof system; the existing windows are

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being replaced with logo-free windows; and various types of site/drive-thru signage is being updated with digital signage.

Sign S9 – Exterior Wordmark Roof Sign

The existing sign will be removed and replaced with a sign of less width than the existing one (39.6' wide vs 32.9' wide). This sign will be internally illuminated with LED 1.6 AMPS and will read: McDonald's.

ON MOTION by Mr. Stone, seconded by Mr. Lester, the following resolution was adopted:

RESOLVED, that the sign application for the building signage at 5330 Main St. is hereby approved as submitted and as granted an area variance by the Zoning Board of Appeals on November 28, 2018.

Unanimously carried.

Sign S4 – Drive-Thru Pre-Browse Board

Sign S5 – Drive-Thru Customer Order Display/Speaker

Sign S6 – Drive-Thru Menu Board

ON MOTION by Ms. Grenauer, seconded by Mr. Lester, the following resolution was adopted:

RESOLVED, that the sign applications for the above referenced Drive-Thru signage at 5330 Main St. are hereby approved as submitted and as granted area variances by the Zoning Board of Appeals on November 28, 2018; ***with the following condition:***

That at the property line, the foot candle shall be no more than 0.0, even with the lighting of the parking lot light standards at the property line(s).

Unanimously carried.

Sign S7 – Drive-Thru Pull Forward Sign

Signs S-8 (2) – Mobile Ordering Curb Signs

ON MOTION by Ms. Grenauer, seconded by Mr. Lester, the following resolution was adopted:

RESOLVED, that the S7 sign that is located inside the Village of Williamsville, is approved as submitted.

****The Planning Board recommends to the Town of Amherst that the (2) Signs S-8 and (1) remaining S-7 be approved as submitted, since these particular signs are actually located inside the Town of Amherst limits.***

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Unanimously carried.

In other business:

Code Enforcement Officer Tim Masters informed the Board that in an effort to reduce mailing costs and paper costs, from now he will be adding to Dropbox all agendas/plans/minutes instead of mailing them via U. S. P. S. Sets of paper agendas/plans/minutes will still be available for pickup by any Planning Board member at the Building Dept. a few days before a meeting and packets will be distributed at the meeting as well.

He also is recommending to the Village Board that bound code books be eliminated since the most up-to-date code is always available on the Village website. This effort coincides with the overall effort to reduce printing and mailing costs. This will also mean that board members will have only the most up to date code at their fingertips at all times and they will not have to be concerned with the cumbersome manual insertions and deletions of printed paper supplements several times a year. He suggested members use their tablets, laptops and/or smart phones to access the code online instead.

The members who were present expressed their approval of these measures, as they understood the reasons for them.

ON MOTION by Mr. Lester, seconded by Ms. Grenauer, it was moved to adjourn the meeting at 8:28 p.m.

Unanimously carried.

Deborah A. Habes

Deputy Clerk

The next scheduled Planning Board meeting will be held on Monday, February 4, 2019 at 7:30 p.m. Work session starts at 7:00 p.m. unless otherwise notified.