

**TOWN OF SWEDEN  
Planning Board Minutes  
January 12, 2015**

A regular meeting of the Town of Sweden Planning Board was held on Monday, January 12, 2015, at the Town Offices, 18 State Street, Brockport, New York, commencing at 7 p.m.

Members present: Richard Dollard, David Hale, Matthew Minor, Craig McAllister, Arnie Monno, Wayne Rickman, David Strabel.

Also present: James Oberst, MRB, Nat O. Lester, III, Planning Board Counsel, Kris Schultz, Schultz Associates, Ashley Champion and Erin Kansy, Nixon Peabody, Brett Morgan, Verizon Wireless, Erin Holzschuh, Patrick Holzschuh.

The meeting was called to order at 7 p.m. by Chairman McAllister.

Correspondence was passed to members for review.

Moved by Mr. Hale, seconded by Mr. Dollard, that the minutes of December 22, 2014, be approved as amended.

*Add Arnie Monno to members present.*

*Page 2, 1<sup>st</sup> sentence, should read “two tenths of a foot.”*

*Page 2, 3<sup>rd</sup> paragraph, last sentence, should read “runoff will not be that substantial.”*

Ayes – 7

Moved by Mr. Minor, seconded by Mr. Rickman, that the Planning Board Schedule and Rules and Regulations for 2015 be approved.

Ayes – 7

**“Northampton Park” (Verizon Wireless) Amended Site Plan. 4927 Lake Road. 083.04-1-25.112.**

Ms. Erin Kansy, Nixon Peabody, addressed the Board. She explained she was here on behalf of Bell Atlantic Wireless, d/b/a, Verizon Wireless. Also present is her colleague, Ms. Ashley Champion, and Mr. Brett Morgan, Site Acquisition Specialist, Verizon. The application was for an amended site plan approval for the Northampton Park project site to co-locate antennae on the existing telecommunications tower located at 4927 Lake Road in the Town of Sweden. Since the modifications are relatively minor, the applicant is requesting final approval from the Board at tonight’s meeting. Also, the Town’s code does give the Planning Board the ability to waive the public hearing requirements.

Verizon Wireless is a public utility licensed by the FCC to provide wireless coverage throughout the region including the Town of Sweden. Currently, there is a gap in coverage in the Town of Sweden in areas along Lake Road and the surrounding areas of the Town (see exhibits). When Verizon determines there is a gap in coverage, it will establish a search area which contains the best location to combat this coverage issue; finding an existing tower to co-locate is always Verizon’s first attempt at resolution instead of building a new tower. This site has an existing tower to co-locate and take over one of the existing antenna lines so there will be no increase in height.

With this co-location, Verizon will be able to provide adequate, reliable coverage for emergency responders, public service providers, businesses, and individuals, with a focus on providing the necessary wireless capacity to the surrounding businesses and residential neighborhoods.

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Verizon will be replacing Nextel's existing facility and taking over the 100 ft. antenna centerline and installing 12 new antennae, with no increase in height. Verizon will also be using NexTel's existing equipment shelter. The only addition to the ground will be an emergency standby generator to be used only in an emergency or in case there is a power failure.

Chairman McAllister asked how tall the tower is. Ms. Kansy stated 100 ft.

Mr. Strabel asked if Verizon has the temporary tower located at the high school. Ms. Kansy stated yes. Will that come down with the co-location on this tower? Ms. Kansy stated no. Mr. Strabel asked if Verizon is negotiating with the college to put an antenna on the tower at the Allen building. Mr. Morgan indicated negotiations were taking place. Will the temporary tower come down at the high school once the college antenna is installed? Mr. Morgan would have to wait and see since this application is for southern, northern and eastern exposure.

Mr. Hale asked why the project had the name, "Northampton Park," when the project site is located on the west side of Lake Road. Mr. Morgan stated it's just the name assigned to the search area. Mr. Hale believes when residents see "Northampton Park," in the legal notice, a lot of red flags will be raised. An explanation will have to be given at the hearing why it is not even near the park. Ms. Champion stated an explanation will be given; it's for internal purposes.

Mr. Monno asked if the neighboring parcel listed on the plan as Lewis Duryea has the right first name. Mr. Morgan believes it is correct. Chairman McAllister stated it states n/f (now formerly) on the plan so a Lewis Duryea must have owned it at one time. Mr. Monno still questions whether the first name is correct. Ms. Champion stated their engineer goes by the real property records at the County. Mr. Hale agreed with Mr. Monno that there hasn't ever been a Lewis Duryea in the Town of Sweden.

Moved by Mr. Hale, seconded by Mr. Monno, that the "Northampton Park" Amended Site Plan be accepted for review.

Ayes – 7

The public hearing will be February 9, 2015.

The Clerk should identify the location of the project, tax parcel account number, etc., in the legal notice for further clarification of the project site.

**Holzschuh Subdivision and Site Plan. Covell Road. 114.01-1-25.112.**

Mr. Kris Schultz addressed the Board. The Town Engineer is ready to sign the mylar. Chairman McAllister confirmed with Mr. Oberst that there would be no significant impact to the adjacent property owner, Mr. Demchock.

Mr. Monno questioned the contour, 501.3, on the side of the leach field, from the deck to the road. Mr. Strabel pointed out that it is an existing spot elevation that is being graded over.

Mr. Minor questioned the sump pump discharge. It is shown on the left-hand side of the driveway going towards the ditch and breaks west.

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Moved by Mr. Hale, seconded by Mr. Strabel,

WHEREAS, the Town of Sweden Planning Board has received an application for approval of the Holzschuh Subdivision and Site Plan, located on Covell Road, which was accepted for review on November 10, 2014, and

WHEREAS, the Town of Sweden Planning Board held a public hearing on December 8, 2014, and all persons wishing to be heard were heard, including supplemental information provided, and

WHEREAS, on December 22, 2014, the Planning Board as Lead Agency, determined that the Holzschuh Subdivision and Site Plan would not have a significant impact on the environment,

NOW, THEREFORE, BE IT RESOLVED, that the Planning Board grants the subdivision preliminary approval, waives the final public hearing, and grants the subdivision final approval,

NOW, THEREFORE, BE IT FURTHER RESOLVED, that the Planning Board approves the site plan, and authorizes the Chairman to sign the mylar contingent upon receiving the required signatures.

Ayes – 7

**Galvano Subdivision and Site Plan. 6150 Lake Road. 114.01-1-48.**

Mr. Kris Schultz addressed the Board. He explained that the church corporation was created in 1937 and has changed names twice. Information was emailed to the Board supporting this. Today, on the deed, it is called Rochester Christian Church Ministries, which is on their letterhead and on the original permission letter. The executive secretary is John Robinson and has been added to the letter.

Mr. Strabel confirmed with Mr. Schultz that the name is now the same on all the documents, applications, etc., as Rochester Christian Church Ministries. Mr. Dollard noted except on the plan. Mr. Schultz apologetically stated he will make that change and bring it back for signatures.

Moved by Mr. Hale, seconded by Mr. Strabel,

WHEREAS, the Town of Sweden Planning Board has received an application for approval of the Galvano Subdivision and Site Plan, located at 6150 Lake Road, which was accepted for review on September 22, 2014, and

WHEREAS, the Town of Sweden Planning Board held a public hearing on October 27, 2014, and all persons wishing to be heard were heard, and

WHEREAS, on October 27, 2014, the Planning Board as Lead Agency, determined that the Galvano Subdivision & Site Plan would not have a significant impact on the environment,

NOW, THEREFORE, BE IT RESOLVED, that the Planning Board grants the subdivision preliminary approval, waives the final public hearing, and grants the subdivision final approval,

NOW, THEREFORE, BE IT FURTHER RESOLVED, that the Planning Board approves the site plan, and authorizes the Chairman to sign the mylar contingent upon receiving the required signatures and that the name of the owner on the mylar is changed to Rochester Christian Church Ministries.

Ayes – 7

The meeting was adjourned on motion at 8:00 p.m.

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**Planning Board Clerk**