

**TOWN OF SWEDEN  
Planning Board Minutes  
August 22, 2011**

A special meeting of the Town of Sweden Planning Board was held on Monday, August 22, 2011, at the Town Offices, 18 State Street, Brockport, New York, commencing at 7 p.m.

Members present: Richard Dollard, David Hale, William Hertweck, Craig McAllister, Matthew Minor, Arnold Monno, David Strabel

Also present: Kip Finley and Jett Mehta, Indus Development

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

Correspondence was passed to members for review.

**Hampton Inn Amended Site Plan. 4873 Lake Road. 083.02-1-12.21**

Mr. Monno questioned how the change in rear setback would affect trucks being able to park when staying overnight. It was agreed at 60 percent occupancy on average, parking shouldn't be an issue.

Mr. Strabel mentioned that the change in rear setback went from 85 ft. to 70 ft. and should have been noted on C2, second sheet of the plan.

Chairman McAllister explained the Town Engineer's comments. Mr. Oberst requested that shrubs instead of pine trees be planted due to the closeness of the sanitary sewer.

Moved by Mr. Monno, seconded by Mr. Strabel, that the Hampton Inn Amended Site Plan be accepted for review.

Ayes – 6

The Board reviewed the plan and discussion of the landscaping plan took place.

Mr. Kip Finley and Mr. Jett Mehta arrived to the meeting. He explained that when a project is first submitted, an architect isn't hired to do a full architectural plan, but rather a proto-type is used until approvals are issued. The prototype used had the pool on the side when it was actually proposed to go in the back. This, along with all the requirements, pushed the building back 15 ft. This resulted in the hotel being pushed back to where the evergreens would be planted so they had to be replanted farther back in and along the sanitary sewer easement. All other requirements have been updated, and the project still meets Town code.

Landscaping was modified to show the plantings in and along the sewer easement should be shrubs instead of evergreens that are more permanent.

Mr. Monno suggested moving the shed located on the curb back to avoid any damage. Mr. Finley asked the Board's opinion as to what type of dumpster they would want, i.e., nicer dumpster located a few feet in the easement or one with two gateposts that would be outside the easement. The Board agreed the nicer dumpster, as long as it isn't built over the sewer line, and that the developer understands that the Town isn't responsible for any structure or part of in an easement.

Mr. Hertweck arrived.

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Mr. Finley asked if the Board would take action tonight so that construction can begin in September. If the Board agrees with the plan for the trees and the easement line shown per the Town Engineer, and would be so kind to authorize the Chairman's signature once the conditions are met, then site work can still begin in September.

Mr. Hale questioned SEQRA comments and thought a public hearing should still be held. Mr. Finley stated that plans weren't submitted to the MCDOH separately due to minor changes to the site plan. Mr. Finley thought since subdivision approval is not being sought, a public hearing could be waived. The Board discussed that at the first public hearing, only one resident showed, who was in favor of the project.

Mr. Monno was still concerned regarding parking a semi-truck when occupancy is full. Mr. Finley stated 100 percent may only happen 2 to 3 times a year, but at 60 percent occupancy there is room. There is also the Wal-Mart parking lot available across the street if need be.

Moved by Mr. Minor, seconded by Mr. Strabel,

WHEREAS, the Town of Sweden Planning Board has received an application for approval of an amended site plan for the Hampton Inn, located at 4873 Lake Road; and

WHEREAS, the Planning Board has reviewed the original SEQRA determination, dated November 22, 2010, the revised Project Information Form and drawings, dated August 10, 2011, and the comments of the Town Engineer;

NOW, THEREFORE, BE IT RESOLVED, that the Town of Sweden Planning Board determines that the Hampton Inn amended site plan is an unlisted action which will not have a significant impact on the environment.

Ayes – 6  
Abstain – Mr. Hale

Moved by Mr. Minor, seconded by Mr. Strabel,

WHEREAS, the Town of Sweden Planning Board has received an application for approval of an amended site plan for the Hampton Inn, located at 4873 Lake Road; and

WHEREAS, approval of the original site plan was granted on November 22, 2010, and the Planning Board has reviewed the comments of the Town Engineer;

NOW, THEREFORE, BE IT RESOLVED, that the public hearing be waived, the Hampton Inn amended site plan be approved contingent upon receiving the signature of Town Engineer and all other required signatures, as approved November 22, 2010, and the Chairman be authorized to sign the mylar.

Ayes – 6  
Nay – Mr. Hale

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

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**Planning Board Clerk**