

Town of Alden Planning Board 3311 Wende Road Alden, New York 14004 <u>www.alden.erie.gov</u>

### Meeting No. 3 Regular Planning Board Meeting Tuesday, April 11, 2023

The regular meeting of the Alden Planning Board was held in the Alden Town Hall at 3311 Wende Rd., Alden, NY 14004 on Tuesday, April 11, 2023, at 7:00 p.m. Chairman Dewitt called the meeting to order at 7:00 p.m. The roll call was taken by the Secretary.

Present:

Mike Dewitt Matthew Malecki Colleen Rogers CEO Snyder

Absent:

Bob Meyer Duane Conners

Recording Secretary: Susan Schumacher

#### **Approval of previous minutes**

A motion was made by Colleen Rogers, seconded by Matthew Malecki, to approve the February 2023 meeting minutes. Unanimous. Carried.

#### Communications

Copies of letters and photos sent to the Town Board from East Laray residents regarding concerns regarding the construction of Ledgestone Village.

#### **New Business**

None

#### **Unfinished Business**

#### Metal Building Code

Because the current draft of the Metal Building Code is fragmented, Chairman Dewitt offered that a better approach would be to find a complete code that could be tailored to our needs rather than trying to piecemeal something together. Since the code will require approval by Mike Metzger, Town Engineer, Chairman Dewitt is interested in requesting a sample code in existence from Mr. Metzger. Matt Malecki thought the Town Board could take control of finalizing the code because of the need to cover all types of zoning.

Ledgestone Village

Town residents from E. Laray Drive and Jane Drive were in attendance. Lucas James from L.J. Constructions presented an updated plan for additional development of Ledgestone Village for review.

Mr. James noted the following:

- The suggested privacy fence at the end of the roads has been added to the plan.
- He has reviewed the code for a fire access entrance which he will request approval from the Town Board to construct. It would be a locked gated access for restricted use by emergency response vehicles and authorized town employees.
- The landscaping plan includes specific types of trees to be planted.
- The Town Engineer received this plan April 11, 2023 also.

Chairman Dewitt stated there have been numerous comments on drainage concerns from the neighboring residents. Mr. James stated that check dams were put in as DEC recommended on the west side of his property because it is lower and they were adjusted recently. Neighboring residents in attendance were not in agreement with Mr. James and showed interest in discussing other concerns they had also.

Chairman Dewitt advised that the meeting was not a public hearing to debate issues, but rather is a meeting to review the updated plan which also requires the Town Engineer's review. Mr. James offered to discuss concerns the residents in attendance had with them after the meeting and did so.

Mr. James responded that parking will meet code when asked by Chairman Dewitt. Matthew Malecki received clarification regarding what is different in the parking plan from the previous phases. Matthew Malecki offered that the trees should be staggered to provide proper coverage.

#### **Business from the Floor**

None

**Town Board Meeting Reports** 

None

#### **Special Meeting Report**

None

#### Suggestions from members, consultant and Building Inspector

None

## Monthly property progression review

None

# Representatives to the 2023 Town Board Meeting (meetings are every 1<sup>st</sup> and 3<sup>rd</sup> Monday)

- o January
  - Mike Dewitt & Colleen Rogers
- February
  - Duane Conners & Bob Meyer
- o March
  - Matt Malecki & Mike Dewitt
- o April
  - Colleen Rogers & Duane Conners
- o May

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- Bob Meyer & Matt Malecki
- June
  - Mike Dewitt & Colleen Rogers
- o July
  - Duane Conners & Bob Meyer
- o August
  - Matt Malecki & Mike Dewitt
- September
  - Colleen Rogers & Duane Conners
- October
  - o Bob Meyer & Matt Malecki
- $\circ$  November
  - Mike Dewitt & Colleen Rogers
- December
  - o Duane Conners & Bob Meyer

#### Next meeting

Tuesday, May 9, 2023

\*\*A motion was made to adjourn the meeting at 7:28 p.m. by Matthew Malecki, seconded by Colleen Rogers; Carried. Unanimous.