

Village of Alden Planning Board
13336 Broadway, Alden, NY 14004

Approved minutes of the Planning Board meeting on June 17, 2026

Members present were : Dave Metz -chair, Sue Dewitt, Stephanie Gasiecki, John Lombardi, Al Symanski
Esther Kibbe, Joseph Czechowski, CEO and Paul & Max Marzec

Chair Metz called the meeting to order at 7:32 pm

Absent – Herb Schmidt

MOTION by DeWitt and seconded by Gasiecki to approve the April 15, 2026 minutes. Carried.

OLD BUSINESS

Marzec property – Exchange St. SBL#119.07-4-3.1 and 119.11-1-1

2 changes

- 1- On the street connecting to ARC. 4 flag lots, single family homes, independent driveways.
Needs to go to ZBA,
- 2- Increase density from 100' (20 lots) to 75' (27 lots). Needs to create PUD or obtain a variance. A PUD would require additional green space. Paul will get greenspace calculations, as this would be the quicker and easier route. Also, cannot use water and sewer lateral needs to be reviewed.

Pfannenbergl – 13613 Broadway, Site Plan modification. West side fence to property line. Will add more parking spaces and not remove fencing. Neighbor complaint about gaps between fence slats, wants stockade fence.

MOTION by Kibbe and seconded by Lombardi, recommend approve to Village Board of modified site plan for Pfannenbergl

Roll call vote: Lombardi – aye

DeWitt – aye

Kibbe – aye

Gasiecki – aye

Metz – aye

Szymanski – aye

Master Plan – waiting for town assessment final tax levy

MOTION to adjourn at 8:30PM by Gasiecki, seconded by Lombardi. All were in favor.

Next meeting July 15, 2026.

Sue Galbraith