

Holland Town Planning Board Meeting
Wednesday, March 4, 2015
Holland Town Hall

Members Attending:

Rob Lewis
Joe Marzolf
Jennifer May
Marty Regan, Chair
Keith Schuessler
Bill Shimburski
David Waligora
Karen Kline, Town Board Liaison

Members Absent:

Bob Weisner

Guest:

Jason Kline

Meeting called to order at 7:30 p.m.

I. New Business:

A. Special Use Permit – Jason Kline -- Jason owns property at 53 Garfield Street, Holland. Property currently has an existing apartment house and an old garage on it. He wishes to tear down the garage and replace it with a multi-family dwelling that will meet all current codes for the Town of Holland.

He noted the following:

- Dwelling will be either a 2 or 4-family unit, 720 sq. feet per unit as required by Code.
- New building 50' wide by 30' deep.
- There is one tree in the way that will have to be removed.
- Plenty of parking available. Has 50' clearance front & rear structure. Property has two driveways which will stay.
- Preliminary concept of dwelling, along with property survey submitted.

The Planning Board unanimously recommends that Jason Kline be granted a Special Use Permit for multi-family dwelling at 53 Garfield Street, Holland.

B. Resignation – Kathy Marzolf, Planning Board Secretary – Marty announced that Kathy has resigned due to family obligations and limited time. She has been the Planning Board Secretary for nearly 9 years. If members know of someone that may be interested they can let either Marty or Karen know. All agreed that she will be missed and did an outstanding job!

C. Erie County Water Quality Meeting – Marty will be attending the March 18th meeting. He forwarded information on grant opportunities available from this group to Jill Zientek (grantwriter).

II. Old Business:

A. Radon Gas Kits – Marty will be purchasing 20 radon gas kits from the Erie County Department of Environment & Planning Office to have available for residents to purchase from the Town Clerk. Cost is \$8 per test kit. Residents may also purchase kits on their own using the form found at the Town Hall and on the Town's web site.

B. Old Planning/Zoning Books – Marty brought in two older books on zoning/planning that members can take home and review if they like. He is going to look for newer versions since these are older copies.

III. Meeting adjourned at 8:00 p.m. Next meeting: April 1, 2015.

Respectfully submitted,

Karen Kline

February 2015 - Building Inspector Report

New Permits Issued									
Permit #	Zone	Date Issue	Address	Name	Type	Estimated Cost	Permit Fee	Renewal Fee/Fine	
						Previous	\$ 19,300	\$ 75	\$ 50
						Year to Month End Total	\$19,300	\$75	\$50

Certificate of Occupancy and/or Compliance Issued					
Permit #	Zone	Date Issue	Address	Name	Type

Inspections					
Permit #	Zone	Date	Address	Name	Type
14075	R2	2/7/15	9286 Olean	Paolucci, Tony	Partial framing
14057	R2	2/7/15	7096 Olean	Savage, Linda	Final plumbing
6046	GB	2/7/15	61 N Main	Orlando, Karen	Guidance
NA	R2	2/17/15	Knox Drive, Apt. 15	Knox Apartments	Tenant compliant
14075	R2	2/21/15	9286 Olean	Paolucci, Tony	Framing status
13008	R2	2/21/15	12390 Vermont St	Kubicki, John	Status

Variance-Approved					
Var. #	Zone	Date	Address	Name	Type

HOLLAND DOG CONTROL OFFICER MONTHLY REPORT

DATE	WORK PERFORMED
2-4-15	Call from Hunters Creek Road resident stating her bull mastive dog wandered away when she left it out briefly. I took her number and advised her I would call if I get any call.
2-10-15	Call from Holland resident asking if she could mail me a \$5 check to get her dog license. I explained she would have to go to the town clerk's office to handle licensing matters.
2-12-15	I picked up a small shih tzu that was found on Vermont Street and taken to the Town Hall.
2-12-15	Owner of the Shih Tzu came to pick up her dog and paid \$25.
2-13-15	Call from lady on Partridge Road. States she has all the information and is ready to update her dog license but no means of transportation to the Town Hall. Thought that maybe I would transport. I explained I did not do this. Gave her our clerk's phone number and hours. Advised she call.
2-13-15	Lady from NYS Dept, Ag & Mkg. called. She made appointment to come and inspect records and kennel.
2-15-15	So. Protection Road resident called. Small black lab running in road. Covered with snow.
2-15-15	Drove up South Protection; no dog in sight.
2-16-15	Garfield Street resident called. Dogs have been seen loose without being on chain on Canada Street. I advised I would come and check when she calls, should she see them again.
2-16-15	Went to see if dogs were out on Canada Street; not out, on porch.
2-20-15	Call from town official regarding dogs on Canada Street. Wanted to know what was going on.
2-20-15	NYS DeptAg & Markets/Albany lady here to go over reports and inspect kennel. All satisfactory.

Town Clerk
MERILU O'DELL

Highway Superintendent
PATRICK F. JOYCE

Town Attorney
RONALD P. BENNETT

Assessor
TAMMY ADSITT

TOWN OF HOLLAND

MICHAEL KASPRZYK - SUPERVISOR

47 Pearl Street, PO Box 36, Holland, New York 14080

Office: (716) 537-9443

Fax: (716) 537-9454

Web Site: www.townofhollandny.com

Town Justices
CHRISTOPHER O'BRIEN
WILLIAM J. FRANCAZAK

Council
WILLIAM KOLACKI
GEOFFREY HACK
ROBERTA HERR
KAREN L. KLINE

Tax Collector
JUNE E. McARTHUR

MONTHLY HIGHWAY REPORT

FEBRUARY 2015

PLOWING AND SANDING:

Plowed the roads 30 times.
Plowed the lots 19 times.
Plowed the walks 11 times.
Cleaned Main Street 3 times, 19 hrs.
Cleaned town Streets, 14 hrs.
Pushed up banks with the loader,
33 hrs.
Pushed up banks in the parking lots,
5 hrs.

EQUIPMENT

EQUIPMENT:

#5 2003 International plow truck,
Rewired front lites and turn signals.
Replaced plow headlites.
Replaced wing rubber and shoes.

#6 2011 Kenworth plow, replace
right rear slack adjuster and
piggyback brake chamber.
Replace D-block wing bolt.

Kobelco X, touch up paint. service.

OTHER:

Ice rink.

Water, main break at middle school.
Private line leak S main, Freeze
up service at 101 N. Main and
Holland Glenwood.

NEXT MONTH:

Service equipment.
Prepare for thaw.



<u>DATE</u>	<u>LOCATION</u>	<u>VIOLATION</u>	<u>ACTION TAKEN</u>
2/2/15	7148 OLEAN RD	DILAPIDATED CONDITIONS EXIST AT THIS LOCATION.	FOLLOW UP -- RECEIVED UPDATE INFORMATION FROM THE TOWN SUPERVISOR THAT THE OWNER WILL BE STARTING TO RENOVATE THE DWELLING WITHIN TWO WEEKS.
2/4/15	9348 BURLINGHAM RD	STORAGE OF EQUIPMENT (TRAILER) IN THE FRONT YARD.	ATTEMPTED TO CONTACT THE OWNER BUT WAS NOT AVAILABLE. LEFT A MESSAGE TO CONTACT THIS OFFICE. OWNER LATER CALLED. EXPLAINED VIOLATION TO HER. SHE STATED THAT SHE DOESN'T BELIEVE SHE'S IN VIOLATION. ADVISED HER AN ORDER TO REMEDY WILL BE SENT WITH A COPY OF THE ORDINANCE SHE IS VIOLATING.
2/4/15	74 PARK ST	FENCE ERECTED IN THE FRONT YARD WITHOUT A PERMIT.	UNABLE TO CONTACT THE OWNER BUT WAS NOT AVAILABLE. CHECKED WITH THE BUILDING INSPECTOR TO SEE IF HE HAS ISSUED A PERMIT. A PERMIT WAS ISSUED OVER A YEAR AGO BUT WAS NOT STARTED WITHIN A YEAR. PERMIT WAS THEN VOIDED. OWNER THEN APPLIED FOR A VARIANCE WHICH WAS APPROVED BY THE BOARD OF APPEALS. NO NEW PERMIT WAS EVER ISSUED.
2/5/15	74 PARK ST	FENCE ERECTED IN THE FRONT YARD WITHOUT A PERMIT.	FOLLOW UP -- ADVISED THE OWNER THAT EVEN THOUGH THE VARIANCE WAS APPROVED FOR THE FENCE, A PERMIT NEEDS TO BE ISSUED. OWNER ADVISED TO CONTACT THE BUILDING INSPECTOR FOR A NEW PERMIT.
2/5/15	9348 BURLINGHAM RD	STORAGE OF EQUIPMENT (TRAILER) IN THE FRONT YARD.	FOLLOW UP INSPECTION SHOWS NO ATTEMPT TO REMOVE THE TRAILER HAS BEEN MADE. THE LOCATION OF THE TRAILER IS IN THE RIGHT OF WAY AND HAMPERING THE SNOW PLOWING OF THE STREET. ORDER TO REMEDY ISSUED.
2/10/15	289 N. MAIN ST	ACCESSORY BUILDING TO THE NORTH AND REAR OF THE OFFICE BUILDING IS NOW UNSAFE.	THE ACCESSORY BUILDING IS PARTIALLY COLLAPSED ON THE SOUTH END APPARENTLY DUE TO THE HEAVY SNOW LOAD ON THE ROOF. ATTEMPTED TO CONTACT THE OWNER BUT WAS NOT AVAILABLE. WILL TRY AGAIN AT A LATER DATE.
2/11/15	9495 EAST HOLLAND RD	CONDUCTING OF COMMERCIAL ACTIVITIES IN A GARAGE ON THE PROPERTY. NOT A PERMITTED USE IN AN RA-DISTRICT.	FOLLOW UP INSPECTION SHOWS A COMMERCIAL TRACTOR, AND A BLACK TOW TRUCK PARKED IN FRONT OF THE ACCESSORY BUILDING, AND A FEDEX TRUCK PARKED BEHIND THE BUILDING.

3/11/15

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ZONING ENFORCEMENT OFFICERS REPORT
(2/1/15 TO 2/28/15)

<u>DATE</u>	<u>LOCATION</u>	<u>VIOLATION</u>	<u>ACTION TAKEN</u>
2/11/15	9348 BURLINGHAM RD	STORAGE OF EQUIPMENT (TRAILER) IN THE FRONT YARD.	FOLLOW UP INSPECTION SHOWS THE TRAILER HAS NOW BEEN REMOVED FROM THE FRONT YARD. NO FURTHER ACTION IS REQUIRED.
2/11/15	289 N. MAIN ST	ACCESSORY BUILDING TO THE NORTH AND REAR OF THE OFFICE BUILDING IS NOW UNSAFE.	FOLLOW UP - THE SOUTH END OF THE ACCESSORY BUILDING IS COMPLETELY COLLAPSED NOW. ATTEMPTED TO CONTACT THE OWNER BUT WAS NOT SUCCESSFUL. WILL TRY AGAIN AT A LATER DATE.
2/12/15	74 PARK ST	FENCE ERRECTED IN THE FRONT YARD WITHOUT A PERMIT.	FOLLOW UP -- ADVISED THE BUILDING INSPECTOR THAT THE OWNER SHOULD BE CONTACTING HIM FOR A NEW PERMIT.
2/16/15	7148 OLEAN RD	DILAPIDATED CONDITIONS EXIST AT THIS LOCATION.	FOLLOW UP INSPECTION SHOWS NO APPARENT ACTIVITY HAS BEEN STARTED FOR THE PROCESS OF RENOVATION OF THE STRUCTURE. THE ONLY ACTIVITY SHOWN IS THAT THE DRIVEWAY HAS BEEN SNOW PLOWED.
2/24/15	74 PARK ST	FENCE ERRECTED IN THE FRONT YARD WITHOUT A PERMIT.	FOLLOW UP -- OWNER STILL HASNT CONTACTED THE BUILDING INSPECTOR FOR A NEW PERMIT. ADVISED HIM HE MUST DO SO RIGHT AWAY. HE STATED HE'LL CALL THE BUILDING INSPECTOR RIGHT NOW.
2/26/15	74 PARK ST	FENCE ERRECTED IN THE FRONT YARD WITHOUT A PERMIT.	FOLLOW UP -- OWNER STATED HE HAS CONTACTED THE BUILDING INSPECTOR TO GET A NEW PERMIT FOR THE FENCE.
2/28/15	7148 OLEAN RD	DILAPIDATED CONDITIONS EXIST AT THIS LOCATION.	FOLLOW UP INSPECTION STILL SHOWS NO APPARENT ACTIVITY STARTED FOR THE PROCESS OF RENOVATION OF THE DWELLING. THE DRIVEWAY HAS BEEN SNOW PLOWED AGAIN.

FIRE INSPECTION REPORT

2/5/15 VERMONT ST
BOYS & GIRLS CLUB
TALKED WITH THE REP FOR THE BOYS & GIRLS CLUB TO DISCUSS THE INSPECTION OF THE FIRE EXTINGUISHERS ON THE PREMISES. WILL MEET WITH HIM ON 2/25/15 AND FURTHER DISCUSS THE INSPECTIONS AND ALSO SAFETY PROCEDURES.

2/21/15 ATTENDED THE ANNUAL INSTALLATION OF OFFICERS BANQUET & CEREMONY FOR THE HOLLAND FIRE DEPARTMENT AT THE HOLLAND WILLOWS.

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FIRE INSPECTION REPORT (CONTINUED)

2/25/15 EDGEWOOD DR
(HIGHWAY DEPT.) INSPECTED ALL FIRE EXTINGUISHERS ON THE PREMISES AND FOUND THEM TO BE FULLY CHARGED AND READY FOR USE. ALSO, A DEFIBRILLATOR (CHECKED GREEN) IS READY FOR USE.

2/26/15 VERMONT ST
BOYS & GIRLS CLUB TOOK A TOUR OF THE BOYS & GIRLS CLUB WITH THE REPS AND INSPECTED THE FIRE EXTINGUISHERS AND DEFIBRILLATOR. ALL CHECKED OK. GAVE THEM SOME RECOMMENDATIONS AND THEY WOULD LIKE TO HAVE A MEETING WITH THIS OFFICE. THE FIRE CHIEF AND THE BUILDING INSPECTOR TO DISCUSS SOME SAFETY ISSUES TO MAKE THEM MORE EFFICIENT.

2/26/15 3 LEGION DR
(COMMUNITY CENTER) INSPECTED ALL FIRE EXTINGUISHERS ON THE PREMISES AND FOUND THEM TO BE FULLY CHARGED AND READY FOR USE. ALSO, A DEFIBRILLATOR (CHECKED GREEN) IS READY FOR USE.

2/26/15 47 PEARL ST
(TOWN HALL) INSPECTED THE FIRE EXTINGUISHER ON THE PREMISES EXCLUDING THE ONE IN THE TROOPERS ROOM AND FOUND THEM FULLY CHARGED AND READY FOR USE. ALSO, A DEFIBRILLATOR (CHECKED GREEN) IS READY FOR USE.

2/27/15 47 PEARL ST
(TOWN HALL) INSPECTED THE FIRE EXTINGUISHER IN THE TROOPERS ROOM AND FOUND IT TO BE FULLY CHARGED AND READY FOR USE.

NOTES

2/2/15 93/95 N. MAIN ST RECEIVED A CALL FROM A TENANT AT THIS LOCATION STATING SHE HAS A LOT OF ICE BUILDUP ON HER ROOF AND TRIED CALLING THE LANDLORD SEVERAL TIMES WITHOUT ANY SUCCESS. ADVISED HER I WILL ATTEMPT TO CALL HIM REGARDING THIS SITUATION. THE LANDLORD'S MAILBOX WAS FULL AND UNABLE TO LEAVE A MESSAGE. ADVISED THE TENANT THAT HE SHOULD SEE MY MISSED CALL ON HIS PHONE AND IF HE CALLS, I WILL ADVISE HIM OF THE SITUATION.

2/3/15 RECEIVED A CALL FROM AN APPRAISER REGARDING THE ZONING FOR PROPERTY ON VERMONT HILL ROAD. SHE WANTED TO KNOW IF SOMEONE WAS INTERESTED IN BUYING THE PROPERTY, COULD THEY PUT A COMMERCIAL BUSINESS ON IT. ADVISED HER THAT IT MAY BE POSSIBLE BUT IT WOULD REQUIRE A SPECIAL USE PERMIT WHICH WOULD HAVE TO HAVE APPROVAL OF THE TOWN BOARD.

2/11/15 ATTENDED THE HOLLAND TOWN BOARD MEETING.

2/12/15 RECEIVED A CALL FROM A CHAFFEE-SARDINIA RESIDENT WANTING INFORMATION REGARDING WHAT HE NEEDS TO DO IN ORDER TO CHANGE OUT HIS OUTDOOR WOOD BURNING STOVE TO A COAL BURNER. GAVE HIM SOME INFORMATION BUT ADVISED HIM TO CONTACT THE BUILDING INSPECTOR IN HIS TOWN FOR MORE DETAILED INFORMATION.

2/17/15 RECEIVED A CALL FROM A VERMONT HILL RESIDENT REQUESTING INFORMATION AS TO WHAT HE NEEDS TO DO IN ORDER TO ADD ON TO AN EXISTING ACCESSORY BUILDING. GAVE HIM THE NECESSARY INFORMATION.

3/11/15

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(2/1/15 TO 2/28/15)

NOTES (CONTINUED)

2/25/15

RECEIVED A CALL FROM THE BUILDING INSPECTOR TO DISCUSS THE POSSIBILITY OF ISSUING SOME ORDERS TO REMEDY TO THE RESIDENTS WHO HAVE THEIR BUILDING PERMITS EXPIRED. THEY HAVE GONE PAST THE MAXIMUM TIME ALLOWED TO COMPLETE THE PROJECT. SOME ARE IN EXCESS OF WAY MORE THAN 3 YEARS. ADVISED HIM TO SUBMIT A LIST OF ALL ADDRESSES IS QUESTION AND THE APPROPRIATE ACTION CAN BE TAKEN.


MICHAEL J. SLUCE
ZONING ENFORCEMENT OFFICER

Resolution

WHEREAS, the New York State Department of Transportation (NYSDOT) has implemented a web based reporting system called Equitable Business Opportunities (EBO) to streamline and satisfy the Title VI Civil Rights Reporting requirements of Federal-Aid locally sponsored contracts, and

WHEREAS, NYSDOT requires each local municipality as a sub-recipient to NYSDOT of Federal funds and sponsor of Federal-Aid Contract to identify a single primary user in order to access and use the system for Title VI compliance reporting requirements,

NOW, THEREFORE, BE IT RESOLVED, that the Holland Town Board identifies Jill M Zientek as the Town's Responsible Local Official authorized to access the EBO System.

BE IT FURTHER RESOLVED, that this Resolution is effective immediately.