

Minutes of the Town of Perinton
Conservation Board Meeting of

April 15, 2014

Present:

Ken Rainis, Chairman
Chris Fredette
Barb Wagner
Bob Salmon
Andy Rodman
Rob Kozarits, DPW
Joan Cannon, Secretary

Absent:

John Minichiello
Dave Belaskas
Jerry Leone

Others Present:

Art Pires and Garth Winterkorn –
Wegmans

Wegmans – 6604 Pittsford Palmyra Road – 31,300 sq.ft. Expansion – requesting preliminary and final site plan of approval to the existing food market and associated site improvements. Mr. Pires stated they are still working with their consultants and still don't have any definitive summary reports concerning the noise mitigation. We would like to return to the CB the night before the PB meeting with the intent of having a hard copy available in advance of both meetings. Ken asked that they contact Lori Stid with an electronic copy and it will be forwarded on to the CB members. Andy suggested that they provide it to the CB and PB by April 30th.

Art indicated that he will try and get a general discussion on the number of refrigeration units as building design etc., will not be done until later this year. Site plan development is usually done well ahead of any architectural work. Regarding the Summary Report, Ken stated that the CB wanted (for the neighbors) as many facts as possible. For instance: there will be no more than five deliveries in a given day. There may be less, but there won't be any more than five. Also, the trucks won't be there all at the same time and if they sit there idling how much noise will they create etc.

Regarding off- site drainage, there are about 500 acres upstream coming through a major storm sewer on our site which we contribute to also. Wegmans will help mitigate erosion of the creek. A site walk was done with staff from the DPW, Mike Doser and the Town Engineer. It's my understanding the Town wants to talk to Valley Creek to see what they are willing to do because there is considerable work (earth work, tree removal and straightening out the creek bed) to be done. Wegmans is committed to working with the Town.

As to on-site work, we will work with the Town and NY State regarding storm water quality and water management. In general, we have underground detention on the east side parking lot. Water quality will also be addressed with vortex units just before it enters into the facility. Garth indicated that east of the store in the parking lot, we are proposing 8 rows, 125' long diameter pipe that will store water and with a controlled release back into the system. There will be a slight increase (.01 acres) in green space. Ken acknowledged that Wegmans is doing what it can to protect the watershed with improvements that

were not there before. Garth indicated that as a buffer for Georgetown Commons, we are proposing a mixture of evergreen trees and understory bushes that can hide the tree canopy down to the ground. Ken asked if the acoustic engineers could calculate what the new attenuation is. Art stated that they will provide that analysis. The landscaping will muffle some noise but it does not do sound attenuation.

We are not going to realign the entrance into the shopping center from Route 250. The current power house units will be installed below the roof. The noise emissions from these units will be more efficient with variable speeds. Actually with the expansion, we are lessening the impact on the parking lot on the adjacent property. We are eliminating the parking, noise and the lights. There will be new LED lights in the Wegmans parking lot providing a more uniform light level. We are working very closely with store operations as well as distribution regarding deliveries. Currently we have an eastern and western dock. The existing eastern dock becomes a middle dock in the future. We are working to push a number of trailers outside the midnight to 6:00 a.m. hours regarding the scheduling.

The clock tower will be about 80' high internally lit with LED's. There will be accent lighting on the roof with architectural washing. We have approval for the 80' clock tower and a single face on the south side. If we decide to go beyond the one face we have to obtain a variance.

Rob indicated that Wegmans is going to support whatever efforts the Town requires to clean up the erosion on the creek beds.

Bob asked how long the store has been on the site and Art stated it opened in 1967. A service center was opened in 1979 in the strip mall. Georgetown was started in 1972.

Discussions:

The Conservation Board Minutes of 4-2-14 were approved as corrected.

Planning Board Meeting Report of 4-3-14 – Bob Salmon attended

Creekstone Development- Pittsford Palmyra Road and Mason Road – Preliminary and Final subdivision approval was granted for two lot subdivision. Preliminary and Final site plan approval was granted. Sidewalks being constructed by the developer satisfy requirement. They plan to start construction in the spring or summer with an anticipated time line of 42 months. The longest time line is five years. Subject to satisfaction of all conditions and requirements of the DPW.

1304 Fairport Road – CVS – Final site plan approval was granted and they plan to start construction in May. Subject to satisfaction of all conditions and requirements of the DPW.

Planning Board Meeting of 4-16-14 – Barb Wagner and Dave Belaskas to attend.

775 Pannell Road – re-subdivision of Lot 3 of the Bumpus Subdivision - requesting preliminary and final subdivision approval to re-subdivide Lot 3 into 4 lots. Rob stated that the DPW is not prepared to give final approval because of the driveway. The engineer stated he would send a sketch of revised plans regarding the driveway cut. We are also working out final drainage plans with the applicant. At this point, the Town is awaiting revised preliminary plans.

Planning Board Meeting of 5-7-14 - Chris Fredette and Ken Rainis to attend.

Wegmans – 6604 Pittsford Palmyra Road – requesting preliminary and final site plan approval for a 31,300 sq.ft. expansion. See above discussion.

Arctic Glacier – 900 Turk Hill Road – Building improvements – requesting preliminary and final site plan approval. Rob stated there is an existing septic system on the property and they are not tied into an existing sewer system. They will need to protect the existing wetlands to the east at the railroad track level. Andy asked about surplus water and wondered how they handled that issue. Rob assumed it went through the existing septic system.

There being no further business before the Board, the meeting adjourned at 9:30 p.m.

Respectfully Submitted,

Joan Cannon, Secretary