

**CITY PLANNING COMMISSION  
Regular Session  
North Tonawanda, New York 14120  
Monday, March 5, 2018  
6:00P.M.**

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**REGULAR SESSION CALLED TO ORDER BY COMMISSIONER JACCARINO**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

**Present: Commissioners Heilemann, Jaccarino, Carney, Grinnell**

**Absent: Commissioner Kenyon, Brennan, Kiedrowski**

**Also Present: Assistant City Attorney Nick Robinson  
Building Inspector Cosimo Capozzi**

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**APPROVAL OF THE MINUTES OF THE MEETING FEBRUARY 5, 2018**

**MOVED by Commissioner Carney      SECONDED by Commissioner Grinnell  
That the minutes of the meeting held February 5, 2018 be approved as circulated and  
filed in the Office of the City Clerk-Treasurer.  
CARRIED.**

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**OLD BUSINESS**

**1. Steven Toth      Re: Site Plan review to erect a 34' x 45'  
382 Homestead Drive      office space on corner vacant lot  
North Tonawanda, NY 14120      located at 358 Ward Road.**

**Clark Patterson Lee  
26 Mississippi Street, Suite 300  
Buffalo, NY 14203**

**MOVED by Commissioner Grinnell      SECONDED by Commissioner Carney  
That the Planning Commission finds that there will be no significant environmental  
impact and as such declares a Negative Declaration on the SEQR with a change to #2  
to Yes and #17a to Yes, and 17b to Yes.**

**Ayes: Heilemann, Jaccarino, Carney, Grinnell,      (4)**

**Nays: None      (0)**

**CARRIED.**

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**MOVED by Commissioner Grinnell      SECONDED by Commissioner Carney  
That the Planning Commission hereby approves the site plan for 358 Ward Road  
contingent upon moving the building 3 Feet towards Ward Road, and the Zoning  
Board of Appeals approving the parking variance. Also the Planning Commission  
requests the removal of all bushes along property lines and placing bushes in front of  
building facing Ward.**

**Ayes: Heilemann, Jaccarino, Carney, Grinnell,      (4)**

**Nays: None      (0)**

**CARRIED.**

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2. Kathleen Carr  
937 Oliver Street  
North Tonawanda, NY 14120

Re: Site Plan review to expand Matt's  
Music building on empty side yard  
located at 937 Oliver Street.

Ashwood Architectural, PC  
908 Niagara Falls Blvd.  
North Tonawanda, NY 14120

**MOVED** by Commissioner Grinnell      **SECONDED** by Commissioner Carney  
That the Planning Commission finds that there will be no significant environmental  
impact and as such declares a Negative Declaration on the SEQR with a change to #2  
to Yes.

Ayes: Heilemann, Jaccarino, Carney, Grinnell, (4)  
Nays: None (0)  
**CARRIED.**

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**MOVED** by Commissioner Carney      **SECONDED** by Commissioner Grinnell  
That the Planning Commission hereby approves the site plan for Matt's Music  
located on 937 Oliver Street contingent on the Zoning Board of Appeals approval for  
variance.

Ayes: Heilemann, Jaccarino, Carney, Grinnell, (4)  
Nays: None (0)  
**CARRIED.**

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**ADJOURNMENT**

**MOVED** by Commissioner Carney      **SECONDED** by Commissioner Grinnell  
That this regular session of the City Planning Commission be and hereby is adjourned.  
**CARRIED.**

**Time of Adjournment: 6:40 P.M.**

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**Next Meeting: Monday, April 2, 2018 6:00 P.M.**

Respectfully submitted,



Daniel R. Quinn  
City Clerk-Treasurer