

**CITY PLANNING COMMISSION  
Regular Session  
North Tonawanda, New York 14120  
Monday, July 1, 2019  
6:00P.M.**

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

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

**Present: Chairman Jaccarino  
Commissioners Brennan, Carney, Grinnell, Fritschi,  
DiBernardo**

**Absent: Commissioner Heilemann**

**Also Present: City Attorney Luke Brown  
Building Inspector Cosimo Capozzi**

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**APPROVAL OF THE MINUTES OF THE MEETING MAY 6, 2019**

**MOVED** by Commissioner Carney      **SECONDED** by Commissioner DiBernardo  
That the minutes of the meeting held May 6, 2019 be approved as circulated and filed in  
the Office of the City Clerk-Treasurer.  
**CARRIED.**

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**OLD BUSINESS**

- |                                  |   |
|----------------------------------|---|
| <b>1. Jacob Sikora</b>           | <b>Re: Minor Subdivision of 3' of property from</b> |
| <b>526 Witmer Road</b>           | <b>522 Witmer Road to 526 Witmer Road</b>           |
| <b>North Tonawanda, NY 14120</b> |   |

**MOVED** by Commissioner Brennan      **SECONDED** by Commissioner Carney  
That the Planning Board hereby officially designates themselves as lead agency for said  
SEQR for 526 Witmer Road, and will notify other agencies involved. The Planning Board  
finds that there will be no significant environmental impact and as such declares a Negative  
Declaration on the SEQR.

**Ayes: Brennan, Carney, Grinnell, Fritschi, DiBernardo, Jaccarino** (6)

**Nays: None** (0)

**CARRIED.**

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**MOVED** by Commissioner Grinnell      **SECONDED** by Commissioner Carney  
That the Planning Board hereby approves the minor subdivision to Jacob Sikora, 526 Witmer  
Road for 3' of property from 522 Witmer Road and attaching to 526 Witmer Road.  
Subdivision is contingent on owner providing a new survey for each parcel to the City Clerk's  
Office, and filing new deeds with the Niagara County Clerk's Office

**Ayes: Brennan, Carney, Grinnell, Fritschi, DiBernardo, Jaccarino** (6)

**Nays: None** (0)

**CARRIED.**

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**NEW BUSINESS**

1. Daniel & Craig D'Angelo  
677 Erie Avenue  
North Tonawanda, NY 14120

Re: Site Plan review for major subdivision of  
865 Meadow Drive into 4 lots

MOVED by Commissioner Carney      SECONDED by Commissioner DiBernardo  
That the Planning Commission hereby officially designates themselves as lead agency for  
said SEQR for 865 Meadow Drive, and will notify other agencies involved. The Planning  
Board finds that there will be no significant environmental impact and as such declares a  
Negative Declaration on the SEQR.

Ayes: Brennan, Carney, Grinnell, Fritschi, DiBernardo, Jaccarino (6)

Nays: None (0)

CARRIED.

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MOVED by Commissioner Fritschi      SECONDED by Commissioner Brennan  
That the Planning Commission hereby approves the major subdivision to Daniel & Craig  
D'Angelo, 677 Erie Avenue, for 865 Meadow Drive into 4 building lots. Subdivision is  
contingent on owner providing a new survey for each parcel to the City Clerk's Office, and  
filing new deeds with the Niagara County Clerk's Office

Ayes: Brennan, Carney, Grinnell, Fritschi, DiBernardo, Jaccarino (6)

Nays: None (0)

CARRIED.

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2. Sean Brennan  
218 Walter Drive  
North Tonawanda, NY 14120

Re: Site Plan review for a Commercial Storage  
Building with driveway and parking lot  
located at 1491 Payne Avenue

MOVED by Commissioner Grinnell      SECONDED by Commissioner Brennan  
That the Planning Commission hereby officially designates themselves as lead agency for  
said SEQR for 1491 Payne Avenue, and will notify other agencies involved.

Ayes: Brennan, Carney, Grinnell, Fritschi, DiBernardo, Jaccarino (6)

Nays: None (0)

CARRIED.

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MOVED by Commissioner Carney      SECONDED by Commissioner Fritschi  
That the Planning Commission hereby makes to decision on the SEQR and tables the site plan  
review from Sean Brennan, 218 Walter Drive, for a Commercial Storage building with  
driveway and parking lot at 1491 Payne Avenue. Applicant will have to meet with the  
Building Inspector and City Engineer and plans will be sent out to the Niagara County  
Planning Board for their non-binding recommendation.

Ayes: Brennan, Carney, Grinnell, Fritschi, DiBernardo, Jaccarino (6)

Nays: None (0)

CARRIED.

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**ADJOURNMENT**

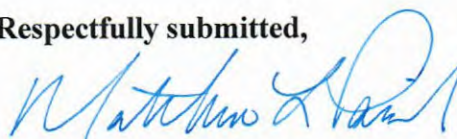
MOVED by Commissioner Carney      SECONDED by Commissioner Grinnell  
That this regular session of the City Planning Commission be and hereby is adjourned.  
CARRIED.

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Time of Adjournment: 6:27 P.M.

Next Meeting: Monday, August 5, 2019 6:00 P.M.

Respectfully submitted,



Matthew L. Parish  
City Clerk-Treasurer