9/8/25 Romulus NY Planning Board Minutes, Start Time: 6pm

Town of Romulus Hall 1435 Prospect Street Willard NY 14588

Tom Bouchard-Present Al Lester-Absent Janet Lynch-Present Kate Sinicropi-Present Robert Carroll-Present Michelle Bulley-Absent Cindy Meckley-Absent Mark Schott-Absent

Quorum Declared

Old Business

Daniel and Michelle Schrader Ice Cream Stand

They have to get approvals from county on water and septic etc.

Finger Lakes Regional Land Bank 1473 South Pleasant St Willard NY 14588

Went to Zoning Board of appeals got approval on front set back. Variance issue now resolved to bring in front of the planning board to get approval for special use permit.

Will retain a 28in oak tree. The Property will have a driveway for two cars on the west side. Also, two regular parking spots and one Handicap accessible spot on the east side. Unit is ADA Accessible. Will put in 27 Allium Cernuum (Notting Onion). One Black Spruce and Apple Serviceberry.

Project Funded by State HCR Grants, Small Rental Development Grant 1.5 Million, American Rescue Grant funding 500k, CDGB from Romulus (Discontinued Program in Romulus), 1.3 Million of Landbank Funding.

County recommended Type 2 Action. No large environmental impacts.

SEQR Review

1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulation? No

2. Will the proposed action result in a change in the use or intensity of use of land? No

3. Will the proposed action impair the character or quality of the existing community? No

4. Will the proposed action have an impact on the environmental characteristics that cause the establishment of a Critical Environmental area? N/A

5.W ill the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking, or walkway? No

6. Will the proposed action cause and increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities? No

7. Will the proposed action impact existing, A. public/private water supplies? No

B. public private wastewater treatment facilities? No

8. Will the proposed action impair the character or quality of important historic, archeological, architectural or aesthetic resources? No

9.Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora/fauna? No

10. Will the proposed action result in an increase in potential for erosion, flooding, or drainage problems? No

11. Will the proposed action created a Hazard to environmental resources or human health? No

Part 3 N/A

Motion for Negative Declaration Tom 1st Janet 2nd Unanimously approved

Motion to vote on Special Use Permit Katie 1st Tom 2nd Unanimously Approved

No New Business

Motion to Adjourn Tom 1st Katie 2nd Unanimously Approved