

Town of Murray
Planning Board
3840 Fancher Road, Holley, NY 14470

MEETING DATE: July 5, 2022

BOARD MEMBERS PRESENT: Dorothy Morgan - Chair
Elaine Berg
David Knapp
Scott Lang

BOARD MEMBERS EXCUSED: Lynn Vendetti

CODE ENFORCEMENT OFFICER: Mylynda Kuba

APPLICANT PRESENT: Dan Griffith – Griffith Engineering
Victor Mickel- Capital Growth Buchalter

RE: Dollar General

OTHER IN ATTENDANCE: Joseph Sidonio – Supervisor, Town of Murray
Amy Machamer
David Paul

Pledge of Allegiance

Ms. Morgan called the meeting to order at 7:00 PM.

NEW BUSINESS:

1. Dollar General -17054 Brockport Holley Rd – Pre-submission Conference

Ms. Morgan asked the applicant to explain to the board members what they are proposing to do:

Mr. Griffith representing Dollar General said that they are in the beginning stages of planning for a new 12,480 sq ft. Dollar General store at 17054 Brockport Holley Rd. The proposed project will meet all the setback and bulk standards for lot coverage, access, landscaping and parking requirements.

Items that were discussed included:

- Delivery trucks – 67’ truck once a week, Griffith engineering sent the route plan to NYS DOT and it was accepted. (Auto Turn software is how they come up with the truck turn route)
- Delivery truck times – off time and odd hours, plus smaller truck deliveries during the day
- Proposed site is 2.1 acres – they like to do the smallest footprint as possible, more land available at the site. If this lot is sub-divided it would create a non-conforming lot
- Screening and Landscaping
- Lighting
- Install sidewalk and extend sidewalk for foot traffic
- Other sites considered – closely looked at many sites
- Planning Board requested three to four renderings to look at
- Planning Board would like a Country Look to the store
- Outside of Building – Bricks and Planking and a Gable Entrance
- Signage – not big just something small
- Timeframe – Spring of 2023, after site plan approved
- Concerns of the Hill on Route 31 near site – DOT controlled, if they see anything unsafe, they will make them comply
- Parking spots 10’x20’ - 53 spaces, to be code compliant need 63 spaces, variance will be required
- Off street loading areas – per code need 3 areas only have 1, variance will be required
- Water available, septic required, at one point in time the site was connected to Village of Holley Sewer System.
- Sprinkler system – must be code compliant
- Stormwater management- anything over 1 acre must have a SWPPP
- Zoned business

Mr. Griffith said he would take all the Planning Board’s concerns to his client and come back for the August 2, 2022 Planning Board meeting.

Mr. Knapp made a motion to approve the May 17, 2022 minutes. Seconded by Ms. Berg; All “Ayes” motion approved.

**Mr. Knapp made a motion to adjourn the meeting. Seconded by Ms. Berg; All “Ayes” motion approved.
Meeting adjourned at 7:47 PM**

*Respectfully submitted
Diane Herzog
Planning Board Clerk
July 12, 2022*

*Work Session is tentatively scheduled for August 2, 2022 @ 6pm.
Next meeting is tentatively scheduled for August 2, 2022 @ 7pm.*