



The Planning Board of the Town of Cicero held a meeting on **Monday, July 13, 2015** at **6:30 p.m.** in the Town Hall at 8236 Brewerton Road, Cicero, New York 13039.

**Agenda:**

--Pledge of Allegiance

--Approval of the Minutes from the June 22, 2015 Meeting (**approved**)

--Set Public Hearing, Minor Subdivision Preliminary & Final Plan, Horner Property, 6410 Lakeshore Road, 2 Lots, Ianuzi & Romans (**approved**)

--Site Plan for Syracuse SMSA Limited Partnership d/b/a Verizon Wireless, 6256 Island Road, Proposed 150 foot wireless telecommunications facility, Nixon Peabody (**approved-set Public Hearing**)

**Board Members Present:** Bob Smith (Chairman), Pat Honors, Chuck Abbey, Mark Marzullo and Joe Ruscitto

**Others Present:** Neil Germain, Planning Board Attorney and Mark Parrish, Planning Board Engineer

Chairman Smith opened the meeting by noting the locations of the three emergency exits, asked that all cell phones be silenced and noted if anyone had difficulty hearing the proceedings please bring it to the Clerk's attention so the audio system could be adjusted.

Mr. Honors led the Pledge of Allegiance.

Chairman Notes: We have a short agenda this evening. In consideration of the fact that this is a very short construction season, it is important that we get these items taken care of. Quite a few of the projects that we approved are underway. Visionworks is coming along. Goodwill is open and DQ is up. We are very close. They are going to start work on the Fulton Heating plant with eighty (80) new jobs and Syracuse Label should be coming along. We expect them to begin within the next two weeks. There was an easement issue and we asked them to contact Mr. Germain with their questions.

Mr. Germain: Yes, Syracuse Label did contact me and asked me if I knew if there was an easement. I told them that without the abstract of title, I would not be able to know if there was an easement. I did inform them that an abstract of title or title search would show them any easements on the property.

Chairman Smith: I also want to note that Uncle Bob's is under construction as well as Dunkin Donuts.



Approval of Minutes of the June 22, 2015 Meeting:

**Mr. Marzullo made a motion** to approve the Planning Board Minutes from June 22, 2015. **Mr. Abbey seconded the motion.** The Chairman called a vote.

*In favor: 5      Opposed: 0      Abstained: 0      Motion approved unanimously*

**MINOR SUBDIVISION PRELIMINARY & FINAL PLAN  
SET PUBLIC HEARING  
HORNER PROPERTY  
6410 LAKESHORE ROAD, 2 LOTS  
IANUZI & ROMANS**

Representative: Timothy Coyer, Ianuzi & Romans

Chairman Smith: The County has already sent in an approval with negative impact.

Mr. Coyer: This is a simple subdivision. We are asking for the Town Board to set a public hearing. This is 66 acres located on Lakeshore Road between two existing subdivisions. They are going to subdivide 2 acres off and the rest is going to remain vacant. At this time, there are no plans for another subdivision.

Chairman Smith asked Mr. Parrish to bring up the map on the pictometry software to view the property in discussion.

Mr. Coyer: This property is sandwiched between three different subdivisions.

Chairman Smith: Mr. Germain, do you have any questions?

Mr. Germain: Not at this time.

Chairman Smith: Mr. Parrish, do you have any questions or comments.

Mr. Parrish: Not at this time. We will review everything and they can address any issues at the public hearing.

Mr. Marzullo: I have a question. Would a road be able to be put under those easements?

Mr. Coyer: Yes.

Chairman Smith asked Mr. Germain to construct a motion setting a Public Hearing.



Mr. Germain: You are going to move for the adoption of a resolution calling for a Public Hearing in the matter of the Horner Property, 6410 Lake Shore Road, 2 Lots. This public hearing shall commence at 6:30pm at the regular scheduled meeting of the Planning Board on July 27, 2015.

Chairman Smith put this in the **form of a motion**. **Mr. Abbey seconded the motion**. The Chairman called a vote.

*In favor: 5      Opposed: 0      Abstained: 0      Motion approved unanimously*

**SITE PLAN  
SYRACUSE SMSA LIMITED PARTNERSHIP  
DBA VERIZON WIRELESS  
6256 ISLAND ROAD  
PROPOSED 150 FOOT WIRELESS TELECOMMUNICATIONS FACILITY  
NIXON PEABODY**

Representative: Jarod Lusk, Nixon Peabody

Chairman Smith: This is the targeted coverage area that is mostly within the Town of Cicero. We are not supporting another community. Federal government regulates this industry strongly. Our ordinance requires us to notify the surrounding property owners that we are looking to install a tower. In the past, the Planning Board has always scheduled a public hearing to allow for resident comments.

Mr. Lusk: Good evening. We are proposing this project to build a tower on Thompson Road. Colin Fazio, site agent, is here with us tonight as well as Dan Schull, engineer. The Thompson Road cell is the area in between South Bay Road, Totman Road, Route 81 and Route 481 interchange. We are proposing a 150 foot tower with a 4 foot lightning rod. It will be 154 feet if you count the lightning rod. This will be coming in off Island Road. We found a nice location that seems to be consistent with the Town's setbacks. It is far off the road and people shouldn't be able to see the component. We think it is a good spot. Are there any specific questions?

Chairman Smith asked Mr. Parrish to pull up the picture of the proposed area using the pictometry software for viewing purposes.

Chairman Smith: Is this zoned industrial?

Mr. Lusk: Yes.

Chairman Smith: I know there are a lot of wetlands back there. Will there be any disturbance?

Mr. Lusk: No, we are not disturbing the wetlands. There is nothing to be concerned about.

Chairman Smith: Mr. Parrish, will you double check that?



Mr. Parrish: Yes.

Chairman Smith: The access road is coming in off Island Road?

Mr. Lusk: Yes.

Mr. Marzullo: What is the radius of the area that will cover for cell users?

Mr. Lusk: If you look at Exhibit 2 at the end of Exhibit E, you will see the radius (the red circle). The green is what you are going to see in terms of distance. Mr. Jean Demenico from Verizon Wireless is here tonight and can explain further.

Mr. Demenico: This is two-fold, coverage and capacity. Exhibit 1 shows the existing coverage today. The white is lack of coverage today. Exhibit 2 shows the proposed location. We have several sites including the Brewerton south site and some of the other surrounding areas that are at capacity limit with highways and residential areas. This site will provide relief for those at capacity.

Chairman Smith: Have you checked for other towers that could provide this coverage?

Mr. Lusk: As part of our standard site selection process, we looked to see if there was a tower capable and there is not. We always design to host co-locators. If someone comes, great. If they do not, that is ok too. There were 3 or 4 other sites that we looked at and this seems like the right site for this area.

Chairman Smith: Mr. Germain, do you have any questions? Mr. Parrish, any questions?

Mr. Marzullo: Did you provide for noise from the air conditioners and such?

Mr. Lusk: Yes. Same information, same equipment as the other tower. Would you like me to provide it again?

Mr. Parrish: Yes, please provide it again.

Mr. Honors: The only concern I have is with regards to people and the noise from the generator.

Mr. Parrish: Just give us the same letter you provided last time for the record.

Chairman Smith: Mr. Germain, would you please construct a resolution setting the public hearing.

Mr. Germain: You are going to move for the adoption of a resolution calling for a Public Hearing in the matter of Syracuse SMSA Limited Partnership, dba Verizon Wireless, 6256 Island Road, Proposed 150 foot wireless telecommunications tower. This public hearing shall



commence at approximately 6:35pm or shortly thereafter at the regular scheduled meeting of the Planning Board on July 27, 2015.

Chairman Smith put this in the **form of a motion**. **Mr. Ruscitto seconded the motion**. The Chairman called a vote.

*In favor: 5      Opposed: 0      Abstained: 0      Motion approved unanimously*

Chairman Smith: Before we adjourn, I do have one piece of news. Mr. Germain, you know how I am always speaking about the SEQRA procedures? At the casino, the judge stopped in and sent it back to the Town because they didn't handle the SEQRA properly.

Mr. Honors: Have you heard anything in regards to the Lakeview Café or whatever you want to call it?

Mr. Germain: No, I haven't heard anything specific. There are issues. It is probably pending prosecution.

Mr. Honors: I have been approached.

Mr. Germain: I would suggest that you call Robert Germain.

Chairman Smith: This is regarding the South Bay Road property. Mr. Honors has heard from many people as have I. There is considerable community concern regarding the unapproved activities at the site.

The Board did not have anything further.

**Mr. Honors made a motion** to adjourn. **Mr. Abbey seconded the motion**. The motion was **approved unanimously**.

**Next Scheduled Regular Meeting: Monday, July 27, 2015 at 6:30 PM**

IN AS MUCH AS THERE WAS NO FURTHER BUSINESS BEFORE THE BOARD, THE MEETING WAS ADJOURNED AT 6:53pm.

Submitted by Lisa L. Stewart  
Planning Board Clerk