

MINUTES OF A MEETING AS HELD BY THE  
TOWN OF AURORA PLANNING & CONSERVATION BOARD

May 4, 2022

Members Present: Donald Owens, Chairman  
Douglas Crow  
Timothy Stroth  
Jeanne Beiter

Alternate Member: Angela Griffis

Absent/ Excused: Laurie Kutina  
Alice Brown  
Grace Viger  
Norm Merriman

Also Present: Liz Cassidy, Code Enforcement Officer

Chairman Don Owens presided over the meeting which began at 7:03 p.m. at the Town Hall, 575 Oakwood Avenue, East Aurora, NY. He led the recitation of the Pledge of Allegiance to the Flag.

**Tim Stroth made a motion to accept the minutes of the April 6<sup>th</sup>, 2022 meeting. Seconded by Jeanne Beiter. Motion carried.**

PUBLIC COMMENTS: None

OLD BUSINESS: None

NEW BUSINESS:

**976 Davis Rd. Site Plan application for Sprouting Minds Montessori School review and recommendation** - as presented by Sammie Trent, school owner

Don Owens asks if any exterior activities or site work will affect the existing drainage way on the property to which Ms. Trent answers no.

Doug Crow asks about attendance and why the need for the move (from existing Mill Rd. location)

Ms. Trent discusses the history of the school, which opened in 2017 for pre-K thru Kindergarten then expanded to elementary program in 2019. Currently 37 students are enrolled with 80 on the waiting list. Ms. Trent would like to slowly expand to a maximum of 100 students (through 12<sup>th</sup>

grade). The school is outdoor focused, so the property size will suit their needs as well as the existing barn.

Doug Crow asks about traffic flow.

Ms. Trent explains student drop off times are staggered throughout the morning, and they plan to have the entrance to the driveway on Davis Rd. with one way traffic exiting onto Snyder Rd. Ms. Trent also explains that the school is New York State approved private school and no other approvals from the State are needed for them to move locations (yearly fire inspection required).

Discussion continues regarding the traffic flow, parking space requirement (14 per Town Code), bus requirements and sign permit requirements. Ms. Trent notes that most students are dropped off by family members because they come from many different surrounding towns and bus rides are lengthy. Liz Cassidy also confirms that the school is an allowable use for the zoning and Site Plan approval is required to make sure parking requirements are met.

Douglas Crow moved to recommend the Town Board approve the Site Plan application for Sprouting Minds Montessori School at **976 Davis Rd.** as submitted with the following condition:

1. Provide a grading/drainage plan for the parking lot (note elevations) so there is no adverse stormwater impact.

Seconded by Tim Stroth

Upon a vote being taken:

ayes – five

noes – none

Motion Carried.

CORRESPONDENCE: None

A motion was made by Tim Stroth and seconded by Jeanne Beiter to adjourn at 7:32PM.

**THE NEXT SCHEDULED MEETING WILL BE WEDNESDAY June 1<sup>st</sup>, 2022 AT 7:00 P.M. AT THE TOWN HALL, 575 OAKWOOD AVENUE, EAST AURORA, NEW YORK**