

# Orleans County Local Development Corporation

121 North Main Street  
Albion, NY 14411

Office: (585) 589-7060  
Fax: (585) 589-5258

## OCLDC Finance Committee Agenda Thursday August 3, 2023 at 9:00 AM

Updated: 08/1/23

- **Call OCLDC Finance Committee meeting to order-Chair**
- **Roll Call** – Calling of Committee members, announcement as to whether a quorum is present
- **Approval of Previous Board Committee Minutes**
  - *April 6, 2023 (Electronic) - Motion*
- **Executive Session – If Required – Motion (Including invitees)**
  - *Close-Executive Session – Motion*
  - *Action on any matters from executive session – Motion*
- **Loans/Grants**
  - None
- **Old Business**
  - None
- **New Business**
  - *Review grant application and approve/ not approve grantee - Motion*
- **Motion to adjourn**

**OCLDC Finance Committee Meeting**

**April 6, 2023**

**121 N Main St., 2<sup>nd</sup> Floor, Albion, New York  
Board Room  
9:00 a.m.**

**Members Present:**

Laura Bentley, Treasurer  
Skip Draper, Chairman  
Kathy Blackburn, Secretary

**Also Present:**

Michael Dobell, CEO/CFO OEDA  
Diane Blanchard, OEDA Admin/MAP Manager  
Jon Costello, Mentor & Director of SCORE

The meeting was called to order by Skip Draper at 9:00 am.

**I. Roll Call**

Diane Blanchard called the roll of Finance Committee members. Three members were present, constituting a quorum of the Committee.

**II. Approval of Previous Board Meeting Minutes --None.**

**III. Loans/Grants--None**

**IV. Executive Session**

A motion to enter into Executive Session to discuss the proposed grants was made by Kathy Blackburn, seconded by Laura Bentley. The motion was unanimously carried (3-0-0).

A motion to exit Executive Session was made by Kathy Blackburn, seconded by Laura Bentley. The motion was unanimously carried (3-0-0).

**V. Old Business---None**

**VI. New Business---Review Grant Applications and Approve/Not Approve**

The committee reviewed two businesses. Home Town Lawn Care and Call Charlie LLC dba Ricci's Rentals, subject to environmental clearance and access to CDBG Microenterprise funding for the grant.

Home Town Lawn Care for \$25,000.

**A Motion was made by Kathy Blackburn to approve the grant for Home Town Lawn Care for \$25,000, seconded by Kathy Blackburn. Unanimously Carried.**

**Charlie LLC dba Ricci's Rentals for \$25,000 was tabled pending proof of some type of zoning paperwork along with an updated grant purchase list.**

**A motion was made by Kathy Blackburn, seconded by Laura Bentley and unanimously carried.**

**Motion to Adjourn**

Motion to adjourn subject to Chairman's recall made by Laura Bentley, seconded by Kathy Blackburn. Motion unanimously carried.

Respectfully Submitted,

Diane Blanchard

## Ricci's Rentals Grant Purchase List

Item	Description of Use	Cost
Topsoil Screener	Screening Topsoil for Homeowners / Contractors	\$14,742.00
Milwaukee Pro Press Tool	Crimping Plumbing Connections	\$2,259.00
Hilti Jack Hammer	Jackhammering Concrete / Rock	\$3,459.00
(2) Club Car Golf Carts	Transportation for Parties, Graduations, Tournaments, Special Events	\$5,000.00
		<b>\$25,460.00</b>



## Town of Carlton

14341 Waterport-Carlton Rd  
Albion, NY 14411  
585-682-4358

### Permit to Operate a Business

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**Date:** July 25, 2023

**Location:** 1975 Oak Orchard Road Albion NY 14411

**To:** Charles Ricci

PLEASE TAKE NOTICE that the Town of Carlton Planning Board has approved a permit to operate a Home Occupation to be located at 1975 Oak Orchard Road in the Town of Carlton.

All provisions of section 709 and section 717.5 of the Town of Carlton Zoning Law are to be followed or this permit may be revoked.

**Jeffrey Gifaldi**  
Jeffrey Gifaldi  
Code / Zoning Enforcement Officer

Official Report on Application  
Referred to Orleans County Planning Board

23-14 Carlton

**Request for Special Use Permit to operate a Dump Truck Service and Rental Equipment Business. Project located at 1975 Oak Orchard Road.**

***Compatibility of various land uses with one another:***

The applicant is requesting to operate a dump truck service and rental equipment business. The dump truck business and rental equipment business will all be located within the existing structures located on the parcel, no new structures will be constructed other than a sign located 20' East of State Route 98's Right-of-way. The applicant will be living in a single-story residence also located on the same property.

The proposed application is located on a 2.29 parcel, while only no acreage will be physically disturbed due to everything existing on the parcel, such as the driveway and structures. The business will connect to a public/private water supply, but will not connect to an existing wastewater utility. New York State Parks, Recreation, and Historic Preservation determined that the project site does not contain any items or structures that would be eligible to be listed on the State Register of Historic Places. The proposed parcel does not contain any species of animal, or associated habitats that are listed by the State or Federal government as threatened or endangered. According to SEQR, the parcel is not within a 100-year floodplain.

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***Municipal development plans and policies:***

**Article V §530: General Business B** – The Planning Board may approve a Special Use Permit for Home Business in any District where the residences are permitted, provided that the following standards and provisions are maintained.

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***Traffic generating characteristics:***

Traffic generating is not expected to increase, since everything regarding this application is existing, and the business is already operating so the area traffic density caused by this business has already been established.

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**RECOMMENDATION 23-14:**

**APPROVAL.**

***Comments:***

The Town of Carlton should review the signage that is being proposed for this project to make sure that conforms with the Town of Carlton's Zoning regarding signage.

Regular Meeting

July 27, 2023

Orleans County Planning Board