

Village of Caledonia Planning Board  
Meeting Minutes for July 20, 2021

Members Present: Rhett Clark, James Kemnitz, Marge Landowski, Brenda Nelson  
Member Absent: Jason Hunt

**June Minutes**

Approval postponed until next meeting

**Updates re: Upstate Breaker (1 Technology Place)**

No updates from Ed Russell or JP Schepp.  
Adam Schneider, owner, is waiting on SBA.

**Mini Storage (2926 Main Street)**

Rhett emailed owner of Caledonia Mini Storage regarding cleanup in the front of the property. Some has been completed, there is more to do.

**123 Auto (3229 State Street)**

This appears to be currently used as a residence; as such, it is a Code Enforcement issue.

**Fleming Remodeling / Great Lakes Waterproofing (264 North Street)**

Fleming Remodeling and Great Lakes Waterproofing is owned by brothers Sean and Cory Fleming. Fleming Remodeling is a General Contracting business; Sean started Great Lakes Waterproofing with his brother.

Sean is living on Church Street, and will rent 264 North Street from Amy McAleveay. This address is zoned B2. This allows offices and client meetings, but not the parking of trucks and equipment there. The business owns 2 trucks and 2 trailers; the landlord is ok with them parking the vehicles and trailers in the 5-6 parking spots behind the building after-hours. These spots are accessed along the left-hand side of the building and would not block any access to the apartments back there. There are 4 client parking spaces out front. There will be no lumber, material, or tool storage at this location. These will be stored in the barn at Sean's residence.

The Flemings' timeframe is to sign the lease and get keys this week. They would like to set up by early August.

Motion by Marge Landowski, seconded by Brenda Nelson, to approve this business with the following conditions:

- No storage of construction materials or tools on-site
- Trucks and trailers must be parked out back
- No parked vehicles larger than pickup size

Aye: Rhett Clark, James Kemnitz, Marge Landowski, Brenda Nelson

Nay: None

Abstention: None

The meeting was adjourned at 6:55 pm.

Elizabeth Dietrich  
Secretary, Village of Caledonia Planning Board