

TOWN OF BATAVIA PLANNING BOARD
REGULAR MEETING OCTOBER 1, 2013

PRESENT: Chairman Kathleen Jasinski, Members Paul Marchese, Jeremy Liles,
Paul McCullough, Jonathan Long, Gordon Offhaus and Don Partridge

ALSO ATTENDING: ZEO Bruce Gerould, Secretary Sharon White
Town Engineer Steve Mountain, Roger Muehlig, Amy DiSalvo,
Kurt Schwab, Attorney Tom Williams, Eric Biscaro, Corey Paris,
Roger Parkhurst from Alpina, Matt Oates from Benderson,
Bob Bender from Tim Horton's, Town of Batavia Fire Chief
Paul Barrett, John Sisson from GCC, Rick Henry from
Clark Patterson and Chris Suozzi from GCEDC

ABSENT: Member Lou Paganello

Alternate member will be voting tonight due to the absence of one (1) member.

GCEDC – AG PARK WEST – RESUBDIVISION

An application was presented to obtain approval to resubdivide and merge three (3) parcels into two (2) parcels. One parcel will become a ten (10) acres site to be sold to Alpina and the other parcel will be 6.7 acres. Genesee County Planning Dept recommended approval. Paul Marchese made a motion to approve the application. Seconded by Jonathan Long. Vote unanimous for approval.

TIM HORTON'S/BENDERSON – LEWISTON RD – SITE PLAN REVIEW

Matt Oates from Benderson Development and Bob Bender from Tim Horton's appeared before the Board to present the site plan for the proposed project. Kurt Schwab from Colonial Blvd asked if Route 5 would be re-stripped? The answer was no – there are no changes to route 5 only to route 63 due to the project not having a driveway onto route 5. Gordon Offhaus made a motion to approve the final site plan contingent upon Town Engineer's approval. Seconded by Jeremy Liles. Vote unanimous for approval.

CORY PARIS – 3469 W MAIN ST RD – SPECIAL USE PERMIT

Cory Paris appeared before the Board to present a site plan for an auto repair, inspection and used car sales business at the above location. He plans to remove the existing shed that is along the driveway and build a 20'x30' shop in the back. There is an L shaped parking lot in the back, which he would like to be able to park a maximum of ten (10) cars with four (4) more cars being parked in the front of the property. This would make a total of fourteen (14) cars allowed on the site. His property is all privacy fenced. At this time the only sign he will have is one (1) on the building, which will be a NYS Registration sign. Paul McCullough made a motion to approve the special use permit. Seconded by Paul Marchese. Vote unanimous for approval.

COLLEGE VILLAGE – GCC – ADDITION OF TWO HOUSING UNITS

The SEQR was presented and reviewed. Don Partridge made a motion to declare the SEQR as a negative declaration. Seconded by Jeremy Liles. Vote unanimous for approval. Town of Batavia Fire Chief Paul Barrett told the Board Members that the dorms have a big impact on the resources of the fire department even though the college is making every effort to keep calls down by hosting mandatory fire safety classes. 15% of the fire departments calls for the year are at College Village. With these new dorms the calls will increase. The new dorms will be built south of the existing dorms. The existing sidewalk will be widened to 22 ft to allow fire apparatus to get access to all the buildings. A short form SEQR was presented as an unlisted action. Paul Marchese made a motion to approve the application contingent upon town engineer's approval. Seconded by Don Partridge. Vote unanimous for approval.

ERIC BISCARO – 5220 CLINTON ST RD – SPECIAL USE PERMIT

Eric Biscaro appeared before the Board to obtain approval to change the use of the building from a church to a four (4)-unit apartment building. The parking lot and the landscaping will remain the same. Only thing that will change is the steeple will be removed and four (4) 12' x 16' decks will be built for each apartment. Mr. Biscaro said that these apartments would be top end of the rental market. Jeremy Liles made a motion to approve the special use permit. Seconded by Jonathan Long. Vote unanimous for approval. Paul McCullough made a motion to approve the site plan. Seconded by Paul Marchese. Vote unanimous for approval.

TOM RYAN – ROSE RD/WORTENDYKE RD – POND

Jonathan Long made a motion to set Tuesday, October 15, 2013 at 7:30 pm as the date and time for a public hearing. Seconded by Gordon Offhaus. Vote unanimous for approval.

ZEO REPORT

A list of all permits issued and the history on all the property on Harloff Rd was given to the Chairman. She will forward the info to the members for their review. The Town has had some complaints about noise from the tracks late at night. It seems to be coming from the track behind Polar Wave. The Chairman will ask the owner, John Mager, to come to our October 15, 2013 meeting for discussion on this issue.

Clor's Meat Market has a new owner. The Chairman will invite her to our next meeting to talk about their Special Use Permit.

CHAIRMAN REPORT

Chairman Jasinski advised the members that there is training available from Genesee County Planning on Wednesday, Oct 23, 2013 from 6-8pm at County Building II. Possibly new state SEQR forms will also be reviewed at this training.

Gordon Offhaus made a motion to adjourn the meeting at 8:35 pm. Seconded by Jonathan Long. Vote unanimous for adjournment.

Respectfully submitted,

Kathleen Jasinski
Chairman

Sharon White
Secretary

