



GENESEE COUNTY PLANNING BOARD REFERRALS NOTICE OF FINAL ACTION

GCDP Referral ID **C-02-BAT-4-22**
Review Date **4/14/2022**

Municipality	BATAVIA, C.
Board Name	CITY PLANNING AND DEVELOPMENT COMM.
Applicant's Name	David Ciurzynski
Referral Type	Downtown Design (Site Plan) Review
Variance(s)	
Description:	Downtown Design (Site Plan) Review to make exterior changes to a commercial building.
Location	35 Batavia City Centre, Batavia
Zoning District	Central Commercial (C-3) District

PLANNING BOARD RECOMMENDS:

APPROVAL

EXPLANATION:

The exterior changes should pose no significant county-wide or inter-community impact.

Director

April 14, 2022

Date

If the County Planning Board disapproved the proposal, or recommends modifications, the referring agency shall NOT act contrary to the recommendations except by a vote of a majority plus one of all the members and after the adoption of a resolution setting forth the reasons for such contrary action. Within 30 days after the final action the referring agency shall file a report of final action with the County Planning Board. An action taken form is provided for this purpose and may be obtained from the Genesee County Planning Department.

SEND OR DELIVER TO:

GENESEE COUNTY DEPARTMENT OF PLANNING
3837 West Main Street Road
Batavia, NY 14020-9404
Phone: (585) 815-7901



DEPARTMENT USE ONLY:
GCDP Referral # C-02-BAT-4-22

*** GENESEE COUNTY *
PLANNING BOARD REFERRAL**

**RECEIVED
Genesee County
Dept. of Planning
4/5/2022**

Required According to:
GENERAL MUNICIPAL LAW ARTICLE 12B, SECTION 239 L, M, N
(Please answer ALL questions as fully as possible)

1. REFERRING BOARD(S) INFORMATION

Board(s) Planning and Development Committee
Address One Batavia City Centre
City, State, Zip Batavia, NY 14020
Phone (585) 345 - 6345 Ext. _____

2. APPLICANT INFORMATION

Name David Ciurzynski
Address _____
City, State, Zip _____
Phone (585) 943 - 1196 Ext. _____ Email david@buildwithcc.com

MUNICIPALITY: City Town Village of Batavia

3. TYPE OF REFERRAL: (Check all applicable items)

- | | | |
|---|--|---|
| <input type="checkbox"/> Area Variance | <input type="checkbox"/> Zoning Map Change | <input type="checkbox"/> Subdivision Proposal |
| <input type="checkbox"/> Use Variance | <input type="checkbox"/> Zoning Text Amendments | <input type="checkbox"/> Preliminary |
| <input type="checkbox"/> Special Use Permit | <input type="checkbox"/> Comprehensive Plan/Update | <input type="checkbox"/> Final |
| <input type="checkbox"/> Site Plan Review | <input checked="" type="checkbox"/> Other: <u>Exter. change in BID</u> | |

4. LOCATION OF THE REAL PROPERTY PERTAINING TO THIS REFERRAL:

A. Full Address 35 Batavia City Centre
B. Nearest intersecting road Main St
C. Tax Map Parcel Number 84.049-1-55.1
D. Total area of the property _____ Area of property to be disturbed _____
E. Present zoning district(s) _____

5. REFERRAL CASE INFORMATION:

A. Has this referral been previously reviewed by the Genesee County Planning Board?
 NO YES If yes, give date and action taken _____
B. Special Use Permit and/or Variances refer to the following section(s) of the present zoning ordinance and/or law

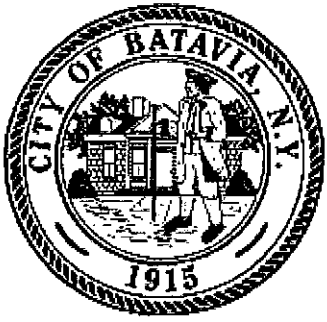
C. Please describe the nature of this request Approval to make exterior changes within the BID

6. ENCLOSURES – Please enclose copy(s) of all appropriate items in regard to this referral

- | | | |
|---|--|--|
| <input checked="" type="checkbox"/> Local application | <input type="checkbox"/> Zoning text/map amendments | <input type="checkbox"/> New or updated comprehensive plan |
| <input type="checkbox"/> Site plan | <input type="checkbox"/> Location map or tax maps | <input checked="" type="checkbox"/> Photos |
| <input type="checkbox"/> Subdivision plot plans | <input checked="" type="checkbox"/> Elevation drawings | <input checked="" type="checkbox"/> Other: <u>cover letter</u> |
| <input type="checkbox"/> SEQR forms | <input type="checkbox"/> Agricultural data statement | |

7. CONTACT INFORMATION of the person representing the community in filling out this form (required information)

Name Douglas Randall Title Code Enf. Officer Phone (585) 345 - 6327 Ext. _____
Address, City, State, Zip One Batavia City Centre, Batavia, NY 14020 Email drandall@batavianewyork.com



City of Batavia
Department of Public Works
Bureau of Inspections

One Batavia City Center, Batavia, New York 14020 (585)-345-6345 (585)-345-1385 (fax)

To: Genesee County Planning
Planning and Development Committee

From: Doug Randall, Code Enforcement Officer

Date: 4/5/22

Re: 35 Batavia City Centre
Tax Parcel No. 84.049-1-55.1

Zoning Use District: C-3

The applicant, David Ciurzynski, Project Manager, has applied for a permit that includes exterior changes to a building located within the Business Improvement District.

Note: This is a type II action as defined by Environmental Conservation Law and is not subject to review under SEQR 6 NYCRR Part 617.5 (c) (1).

Review and Approval Procedures:

County Planning Board- Pursuant to General Municipal Law 239 m, referral to the County Planning Board is required since the property is within 500 feet of the **right of way of a state road or highway.**

City Planning and Development Committee- Pursuant to section 190-14 D (2)(a) the Planning and Development Committee shall approve exterior changes requiring a building permit, prior to issuance on, properties located within the BID..

DATE: 4-21-2022

APPLICANT NAME & PHONE: David R Ciurzynski 585-943-1196 david@buildwithcc.com

Project Location and Information

Permit #: _____ Fee: _____

Address of Project: 35
~~One~~ Batavia City Center, Batavia, NY 14020

84.049-1-55.1

Owner & Address: One Batavia City Center, Batavia, NY 14020

Phone: _____

Project Type/Describe Work

Estimated cost of work: \$900,000

Start date: 5/1/2022

Describe project:

Renovation of existing mall space into performing arts theatre, including new Facade

The project is part of the DRI Grant Program and NYS Main St grant program being administered through the Batavia Development Corp.

Contractor Information – Insurance certificates (liability & workers comp) required being on file

GENERAL

Name/Address: TBD

Phone: _____

PLUMBING (City of Batavia Licensed Plumber Required)

Name/Address: TBD

Phone: _____

HEATING

Name/Address: TBD

Phone: _____

ELECTRICAL (Third Party Electrical Inspection Required)

Name/Address: TBD

Phone: _____

FOR OFFICE USE ONLY

Zoning District: _____ Flood Zone: _____ Corner Lot: _____ Historic District/Landmark: _____

Zoning Review: _____ Variance Required: _____ Site Plan Review: _____ Other: _____

National Grid Sign Off (Pools): _____ Lot Size: _____

Existing Use: _____ NYS Building Code Occupancy Class: _____

Proposed Use: _____ NYS Building Code Occupancy Class: _____





EXTERIOR FINISH MATERIALS SCHEDULE			
MARK	PATTERN	MATERIAL	DESCRIPTION
MP01	[Pattern]	COMPOSITE MTL. PANEL	MANUFACTURER ATAS PRODUCT STRESSCORE SYSTEM CLIP & CAULK COLOR: WHITE
MP02	[Pattern]	COMPOSITE MTL. PANEL	MANUFACTURER ATAS PRODUCT STRESSCORE SYSTEM ROUT & RETURN COLOR:
CP01	[Pattern]	ALUMINUM COPING	MANUFACTURER ATAS PRODUCT COLOR: WHITE
EF501	[Pattern]	EXTERIOR INSULATION FINISH SYSTEM	MANUFACTURER DRYVIT PRODUCT CUTSLATION X FINISH PERSUS COLOR: 102R/ FT
EF502	[Pattern]	EXTERIOR INSULATION FINISH SYSTEM	MANUFACTURER DRYVIT PRODUCT CUTSLATION X FINISH LYNSTONE COLOR: SEE CITATION

