



<b><u>NUMBER</u></b>	<b><u>LOCATION</u></b>	<b><u>APPLICANT'S REQUEST</u></b>	<b><u>BOARD ACTION</u></b>
<b>T-10-BAT-09-24</b>	Wilkinson Rd., Batavia	Special Use Permit and Site Plan Review to construct a 154 ft. high wireless telecommunications facility (i.e. the "Wilkinson and Lear" cell tower) with a 4 ft. lightning rod, nine (9) antennas, and associated equipment/improvements.	<b><u>APPROVAL WITH MODIFICATION(S)</u></b>  The required modifications are as follows 1) The carrier routes all emergency 911 calls originating in the County to the Emergency Dispatch Center at the Genesee County Sheriff's Office in Batavia in accordance with Genesee County Local Law; and 2) The applicant adhere to the Town of Batavia's zoning provisions that require, "Space on communication towers shall be made available for public safety purposes (i.e., Genesee County Public Safety Radio System) at no cost to public safety agencies. With these required modifications, the proposed telecommunications tower should pose no significant countywide or inter-community impact. It is recommended that the applicant submit the attached application for 9-1-1 Address Verification to the Genesee County Sheriff's Office to ensure that an address is assigned that meets Enhanced 9-1-1 standards.
		Agricultural-Residential (AG-R) District	



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<b>T-11-BAT-09-24</b>	4003 W. Main Street Rd. (NYS Rt. 5), Batavia	<p>Area Variance and Special Use Permit for a 2,438 sq. ft. (46 x 53 ft.) new garage addition to expand an existing motor vehicle sales, service and repair use.</p> <p>Sideyard Setback Required (Minimum): 30 ft. Proposed: 16.5 ft (approx.)</p>	<p><b><u>APPROVAL WITH MODIFICATION(S)</u></b></p> <p>The required modifications are as follows: 1) the storage and disposal of any hazardous materials must be conducted in accordance with applicable State and Federal regulations; 2) that unless regulated by the New York State Department of Environmental Conservation, any new fuel and oil storage as well as pumps and service devices be located at least 30 feet from all property lines; and 3) the applicant provide an updated site plan that clearly indicates the locations of all vehicles, parts and equipment storage areas, any proposed screening, vehicle queuing, and parking areas associated with the use. With these required modifications, the proposed expansion should pose no significant county-wide or inter-community impact.</p>
		Commercial (C) District	
<b>T-01-OAK-09-24</b>	Lewiston Rd. (NYS Rt. 63), Oakfield	Zoning Map Change to rezone one 0.52 acre parcel (currently a parking lot) from Residential (R) District to Commercial (C) District.	<p><b><u>APPROVAL</u></b></p> <p>The proposed rezoning is consistent with the Town's Comprehensive Plan adopted in 2005 and therefore should pose no significant county-wide or inter-community impact. The Vision Maps (p. 85, 86) in the Town's Comprehensive Plan shows the area is within the short term growth boundary which is a development area identified in the Smart Growth Plan. The Plan also supports economic development, including encouraging commercial growth in the hamlet around the Village of Oakfield and redevelopment of vacant properties (p. 22).</p>
		Residential (R) District	