

## UNIVERSITY HEIGHTS BUSINESS ASSOCIATION

February 2018

2/27/18 6:00 PM

**Present:** Mickey Vertino, Darren Cotton, Nadine Marrero, Linda Garwol, Stephanie Warner, Mike Miranda, Annmarie Ranger, David Mack, Larry Gottesman, Garry Codick, Michael E. Miranda, Michael Finn

### Green Code

- Referred to as the Unified Development Ordinance
- Nadine oversees all the administrative boards at the City of Buffalo
  - Planning Board
  - Zoning Board
  - Preservation Board
- The UDO helps guide development of private property as well as public space
- Most of Main Street is zoned as N-3C
  - Walkable, mixed use
  - Old code had almost every 'use' laid out
  - New code tries to simplify 'use' definitions
  - N-3C allows most retail and service businesses
  - Special Use permit requires Common Council approval
- Go to Room 301 in City Hall (Department of Permits & Inspections) if you are starting a new business even if it fits within an allowed use
- Maximum of 35 square feet of signage allowed per building
- UDO Does not allow for backlit signage
- LED signage is typically not allowed unless it's a civic use
- Facade Renovations
  - From 2-8ft height of front of building, 70% of facade should be transparent
  - Encourages pedestrian activity and walkability
  - Only 25% of windows can be covers by signs
  - First 5ft from the window must be unobstructed - creative display
  - Split face blocks not allowed - CMU
- What is applicable for vacant spaces?
  - A question for Permits & Inspections
- Spandrel glass, Effice, Split face concrete, and vinyl siding not allowed on commercial buildings
- Banners on the side of buildings - should not be allowed to be permanent
  - Vinyl sign not allowed to be permanent according to UDO
- Chapter 11 of the UDO contains approval criteria for special use permits
  - Even if a community is vehemently opposed to a business/project, this does not provide legal basis for rejection of special use permit
- Confusion between purview of the planning board vs. council approval

## Department of Public Works

- Mike Finn City of Engineer City of Buffalo
  - Within the Department of Public Works
- Takes care of all of the public right of ways
  - Sidewalks, streets, lights, curbs, etc.
- Medians - \$1 million+ to remove medians and pave with asphalt
  - Every spring the budget can assist with projects like this
- What can be done, what is the process to get something done?
- Look at short and long term projects
- Putting cost and scheduled to plans
  - Is it something that would fit under annual allotment
  - Most of University District can use CDBG funding
- Garbage Cans
  - Hertel Ave cans were funded through a city bond
  - Jefferson - Participatory Budgeting funding
- Main Street grant funding
- Work with Mike to develop capital proposals
- SAM funding - State Legislator
- Medians on Main Street
  - Opportunities for traffic calming measures
  - Could Main Street be re-envisioned?
    - Yes just a matter of money
- Traffic counts available online at [gbnrtc.org](http://gbnrtc.org)
- Building out bike lanes and encouraging people to use transit
- When Main Street was rebuilt there was an intention for the state to take over
  - State “touring route” does not control permitting
  - During the planning process - decisions made based on state requirements even though they didn’t end up taking it over.
  - Federal money - state enforced federal regulations
  - Bailey also considered a “touring route” not owned by the State
  - Rules are different because Bailey is an NHS
- National Grid wired poles backup - sent City a bill for \$6,500
- National Grid has been charging \$5 per pole for the outlets
- Would need permits for wreaths/lights during the holidays
- Synchronization of Main Street
  - Worked with UB on study of synchronizaton of lights from Kenmore to Humboldt
  - Two way street vs one way street synchronization are very different not as efficient
  - Hertel, Fillmore Parker are all high trafficked intersection make synchronization more difficult
  - Old controller on Russell but not on Main Street
  - Lights can be aged out during minimum and maximum

Cleanup scheduled for Saturday, March 31st at 10AM - Meet at the Tool Library