



**TOWN OF CLARENCE**  
One Town Place  
**Meeting Notice**  
**TOWN BOARD WORK SESSION**  
**October 8, 2025 8:30am-9:30am**

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**Meeting Agenda**

1. Jonathan Bleuer, Director of Community Development

**Public Hearings:**

1. Annual Community Development Block Grant Program. Consider potential funding needs for Federal Community Development Grant requests.
  - a. Sidewalk ADA Intersection Improvements
  - b. Rural Transit Services, Inc.

**Formal Agenda Items:**

1. Spaulding Green Subdivision, SBL's 58.00-4-35.111 & 58.00-4-35.121. Requests Final Plat approval for phase 7B of a previously approved Major Subdivision, consisting of 19 sublots and the road dedication of approximately 1,045 linear feet of Longleaf Trail and 298 linear feet of Spaulding Green Parkway, in the Residential Single-Family zone.
2. Spaulding Green Subdivision, SBL's 58.00-4-35.111 & 58.00-4-35.121. Requests Final Plat approval for phase 8 of a previously approved Major Subdivision, consisting of 25 sublots and the road dedication of approximately 1,143 linear feet of Spaulding Green Parkway, in the Residential Single-Family zone.
3. Michael Plyter, 5605 Kraus Road. Requests a Public Hearing to consider Local Landmark status of the property, featuring a 1931 English Revival, Tudor Cottage.
4. Lawrence Tschopp, 10830 Main Street. Requests a Public Hearing to consider Local Landmark status of the property, featuring a 1911 Independent Order of Odd Fellows Hall.
5. Visone Co. Site Development, LLC., 8560-8574 Main Street. Requests Public Hearings to consider Rezoning from Residential Single-Family to Traditional Neighborhood District and Special Exception Use Permits for a mixed-use project containing multiple-family housing and commercial space in structures greater than 10,000 sqft.

**Work Session Items:**

1. Harris Hill Development, LLC., 8450 Sheridan Drive. Requests a Public Hearing to consider a Special Exception Use Permit for a mixed-use project containing multiple family housing and commercial space in the Commercial and Restricted Business zones.

2. Dynabrade, Inc., 8989 Sheridan Drive. Requests preliminary Conceptual review of an approximately 40,000 sqft light manufacturing and office addition to the rear of the existing facility in the Commercial zone.
3. Love Your Dog, Inc., 8625 Transit Road. Requests renewal of a Temporary Conditional Permit for a pet care facility, including grooming, daycare, overnight boarding, and nature/play area in the Major Arterial zone.
4. DC Landscaping & Design, Inc., 7615 Goodrich Road. Requests renewal of a Temporary Conditional Permit for a landscape business as an expanded home occupation in the Agricultural Flood Zone.
5. Buffalo AutoSpa, 8870 Sheridan Drive. Requests renewal of a Temporary Conditional Permit for an automotive detailing operation in the Restricted Business zone.

## 2. Town Board Reports

**TOWN OF CLARENCE**  
**TOWN BOARD MEETING AGENDA**  
**October 8, 2025 at 10:00 A.M.**

**Meeting Live Streamed on YouTube\***

YouTube: @ClarenceNY | [www.youtube.com/@ClarenceNY](https://www.youtube.com/@ClarenceNY)

\*Work sessions not live streamed. The Town reserves the right to continue in-person meeting without live stream should technical issues arise.

1. Call the Meeting to Order
2. Pledge to the Flag – Lead by Councilman DiCostanzo
3. Roll Call
4. Minutes of the Work Session and Town Board Meeting held September 24, 2025
5. Supervisor's Report
  1. Approve Two (2) Special Patrol Officers to Attend FBI Training in Rochester, New York
  2. Approve Change Order No. 1 to the Contract between the Town of Clarence and the Betlem Service Corporation for the Police and Court Rooftop Unit Replacements Project
  3. Approve Forty-Five (45) Day No-Cost Contract Extension for Veterans Memorial Improvements Project Contract
  4. Authorize Supervisor to Sign Intermunicipal Snow Removal & Ice Control Agreement with Erie County
6. Councilman's Report
  - A. Councilman Peter DiCostanzo
    1. Motion to Approve Town Assessor to Attend Two (2) Online Trainings Required for Assessor Certification
  - B. Councilman Paul Shear
  - C. Councilman Daniel Michnik
  - D. Councilman Bob Altieri
7. Special Events: None
8. Public Announcements
9. Department Reports
10. Public Hearing 10:15 a.m.: Spectrum Northeast, LLC Franchise Renewal Agreement

11. Public Hearing 10:20 a.m.: Annual Community Development Block Grant Program. Consider potential funding needs for Federal Community Development Grant requests.
  - a. Sidewalk ADA Intersection Improvements
  - b. Rural Transit Services, Inc.
12. Spaulding Green Subdivision, SBL's 58.00-4-35.111 & 58.00-4-35.121. Requests Final Plat approval for phase 7B of a previously approved Major Subdivision, consisting of 19 sublots and the road dedication of approximately 1,045 linear feet of Longleaf Trail and 298 linear feet of Spaulding Green Parkway, in the Residential Single-Family zone.
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16. Visone Co. Site Development, LLC., 8560-8574 Main Street. Requests Public Hearings to consider Rezoning from Residential Single-Family to Traditional Neighborhood District and Special Exception Use Permits for a mixed-use project containing multiple-family housing and commercial space in structures greater than 10,000 sqft.
17. Applications:
  - Clubhouse:
    - A. Clarence Girls Volleyball November 13, 2025
  - Legion Hall:
    - A. Renda AlNaji October 19, 2025
18. Bills of: September 25, 2025
19. "For the Good of the Town"