

AGREEMENT

THIS AGREEMENT, made this _____ day of _____, [Year] by and between the COUNTY OF ONONDAGA, a municipal corporation of the State of New York, by J. Ryan McMahon, II, its County Executive, hereinafter called the "County", and the [Municipality], by [Name], its [Supervisor/Mayor], [Address], hereinafter called the "[City/Town/Village]";

WITNESSETH:

WHEREAS, General Municipal Law Sections 239-m and -n require that notice of certain proposed municipal planning, zoning, subdivision and other land use actions be submitted to the Onondaga County Planning Board for review and recommendation unless exempted by an agreement approved by the governing bodies of the municipal agency and the County Planning Agency that such matter is of a local rather than an inter-community or county-wide concern; and

WHEREAS, the Onondaga County Legislature and the [City/Town/Village] have approved such an agreement exempting the following actions as actions of local concern:

Area Variances **solely** seeking relief for:

1. Residential front, side, or rear yard setbacks or lot depth;
2. Height of any buildings;
3. Residential accessory structures;
4. Reductions in the number of parking spaces.

Subdivisions, that **solely** consider:

1. Creation of up to 3 parcels;
2. Combination of lots;
3. Lot line adjustments.

Special Permits, that **solely** consider:

1. Co-location of telecommunication equipment and accessories on existing towers and structures;
2. Façade or interior/exterior commercial building modifications;
3. A change of tenant in a commercial or mixed use building;
4. Residential accessory structures;
5. On-premises signs.

Site Plan Reviews or Project Site Reviews, that **solely** consider:

1. Co-location of telecommunication equipment and accessories on existing towers and structures;
2. Façade or interior/exterior commercial building modifications;
3. A change of tenant in an existing commercial or mixed-use building;
4. Residential accessory structures;

5. On-premise signs;

Zoning Actions or Amendments, involving:

1. Administration and fees;
2. Interpretations of language;

NOW THEREFORE, the parties hereto mutually agree that the above described planning, zoning, site plan and subdivision actions are henceforth exempt from the Onondaga County Planning Board referral requirements of General Municipal Law Section 239-m and -n; and be it further

AGREED, that the term of this Agreement shall be for a five (5) year period commencing on the date last executed by either party hereto (“initial term”), which initial term shall be automatically renewed for additional five (5) year periods (“renewal term(s)”) unless and until a party provides written notice to the other party of its intent not to renew this Agreement at least thirty (30) days prior to the expiration of the initial term or any applicable renewal term; and

AGREED, that the [City/Town/Village] shall not be precluded, at its discretion, from submitting any such action for referral to the Onondaga County Planning Board pursuant to the provisions of the General Municipal Law Sections 239-m and -n, in which case such referral shall comply with and be bounded by all requirements and time frames associated with said action; and be it further

AGREED, that the [City/Town/Village] may at any time request assistance of the Syracuse-Onondaga County Planning Agency in making a determination of the applicability of these provisions, and/or request an informal review for exempt items.

AGREED, that this document shall take effect upon execution by both parties.

Dated: _____, [Year] By: _____
County of Onondaga
J. Ryan McMahon, II, County Executive

Dated: _____, [Year] By: _____
[City/Town/Village] of [Municipality]
[Name], [Supervisor/Mayor]