

Town of Williamson - Comprehensive Plan Committee

Residential 1G

Promote the rehabilitation of upper story residential units in mixed-use buildings on Main Street, especially those structures within the Business Improvement District. Pursue grant funding to assist building owners to finance rehabilitation projects.

Residential 1H

Create a plan that incentivizes the Williamson property owners to maintain and improve their residential properties.

Creation of Williamson Hamlet Section

Policy Area: Hamlet of Williamson

It is the policy of the Town of Williamson to provide a ...defined as the Business Improvement District....existing hamlet of Williamson.

Objective 1: Establish a varied housing mix within the Hamlet that meets the needs of current and future residents.

- A. Focus future residential development in and around hamlets and permit a variety of housing types within these areas to insure that housing options are readily available to support a diverse population.
- B. Promote the development of high density housing, including rental apartment units, near the Hamlet of Williamson where it is in close proximity to established transportation routes and goods and services.
- C. Prepare a long-term strategic plan to prioritize future development and expansion of municipal sewer service to the existing Hamlets and Residential, Priority land use area as depicted on the Future Land Use Plan.
- D. Promote the rehabilitation of upper story residential units in mixed-use buildings on Main Street, especially those structures within the Business Improvement District. Pursue grant funding to assist building owners to finance rehabilitation projects.
- E. Create a plan that incentivizes the Williamson property owners to maintain and improve their residential properties.
- F. Enforce the New York State Property Maintenance Code to insure that local properties are adequately maintained with the understanding that property maintenance can have a direct impact on property values.
- G. Promote the availability of affordable housing in the Hamlet through the rehabilitation and maintenance of upper story apartments.

Objective 2: Encourage commercial development and redevelopment within the Hamlet of Williamson.

- A. Encourage commercial development within the Hamlet of Williamson. Development should be consistent with the character of existing structures within the Business Improvement District.
- C. Continue to support Town employers of all sizes and reach out to business owners to gain a better understanding of any issues or concerns they may have.
- D. Market and promote a variety of niche businesses that meet the needs of citizens in the Hamlet of Williamson through incentive programs.

Objective 3: Attract, retain, and expand businesses as a means to diversify the local tax base and provide local employment opportunities.

- A. Explore an incentive program where increases in assessment value due to redevelopment or rehabilitation are spread out over time to provide a gradual tax increase.
- B. Work with the Chamber of Commerce to establish a community development and marketing plan that outlines a strategy for promotion and outreach to prospective new businesses.
- C. Support economic development efforts by being proactive in marketing the Town to potential business owners and companies seeking to locate their business or re-locate their business. This could be accomplished by establishing a Commerce & Industry profile on the Town website that highlights the reasons Williamson is a great place for business.
- D. Coordinate with the Wayne County Industrial Development Agency (WCIDA) to help attract new businesses to the Hamlet.

Objective 4: Offer incentives and tools to establish a business friendly environment within the Hamlet.

- A. Streamline development approvals and procedures in the hamlet areas to generate and promote greater new development opportunities in target areas.
- B. Promote the redevelopment and reuse of existing commercial buildings by offering a streamlined approval process.
- C. Identify other incentives and special programs for businesses within the Business Improvement District. Work with businesses to identify and pursue grant funding for improvements.
- D. Provide incentives to commercial property owners in the Hamlet to enhance their properties through site improvements.