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# PLANNING & ZONING NEWS

June 29, 2001

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## **Planning Board - 6/25/01**

### ***Bailey Concept Subdivision***

*14 French Road*

The 1-lot Bailey Concept Subdivision was reviewed by the Board and denied.

### ***St. Bernard's Institute***

*110 French Road*

The Board is awaiting DRC response on this submission and the applicant was not present to address this submission.

The hearing is closed.

### ***Nazareth College Modification of Special Permit***

*4141 East Avenue*

The Board granted the Modification of Special Permit to Nazareth College to allow use of 4141 East Avenue as office space.

### ***Wegmans Market Café Expansion Final Site Plan***

*3195 Monroe Avenue*

A representative of Wegmans presented samples of the brick and clapboard to be used in constructing the Market Café Expansion in the style of Colonial Pittsford. There was discussion regarding applicant's dedicating lands comprising the former "Towpath" to allow for public access to the area. The Board voted to accept the Conditioned Final Site Plan.

### ***Paychex Phase III Final Site Plan***

*911 Panorama Trail*

The Planning Board voted to accept the Conditioned Final Site Plan resolution.

### ***SBA Cell Tower***

*5692 Pittsford Palmyra Road*

The agent for AT&T, Nextel and Cingular explained cellular communication requires greater coverage to eliminate areas of dropped calls.

Several Board members questioned standards of coverage and tower heights. The Board's point person requested the agent for SBA to supply the Board with plot maps that have consistency of color, proper identification of locations/boundaries and language for the layman. The hearing remains open.

### ***Sisters of St. Joseph Motherhouse – Preliminary Site Plan***

*150 French Road*

The architect for the project explained the DRC response and mentioned the number of lighting poles was reduced from 34 to 26 and their height from 16' to 12'. He also indicated a site walk had taken place with a representative of the Nature Conservancy to determine if an oak opening existed. It was determined that an oak opening does not exist.

The Board Attorney explained the setback from the southeast corner of the proposed may require application for a modification from the Town Board.

The applicant's representative asked for an extension to July 15 and several neighbors voiced concerns. The hearing was closed.

### ***Mason Property Concept Subdivision***

*Clover Street*

There was no activity on this issue and the hearing remains open.

### ***Stone & Clover Silo Final Site Plan***

A representative for the applicant presented a drawing of the silo with the addition of steel bands 4' apart and with an 8" diameter blower tube to be added to the length of the silo.

The Board voted to accept the Conditioned Final Site Plan resolution.

# ***Tentative Planning Agenda***

***For 7/9/01***

## **DECISIONS PENDING**

SBA Cell Tower – Special Permit Preliminary/Final Site Plan  
5692 Pittsford Palmyra Rd.

Sisters of St. Joseph – Preliminary Site Plan

Mason Property Clover St. – 4 lot Concept Subdivision

St. Bernard's – Subdivision, Preliminary Site Plan

## **Hearings Opening**

3830 Monroe Avenue – change in antennas

Nazareth College 4375 East Avenue – Special Permit  
Modification

Country Pointe Subdivision – Phase I (formerly Kunisch  
Hanson)



# **Zoning Board of Appeals**

**June 4, 2001**

## ***Area Variances – Approved***

- 90 West Brook Road – Area Variances for a 4' high fence forward of the rear wall of the structure, and a pool within the side setback.
- 3349 Monroe Avenue, Charter One Bank – Area Variance – approved for a total of 3 signs

**June 18, 2001 Meeting**

## ***Variances Approved***

- 6 Shelwood Drive – proposed construction of a 2<sup>nd</sup>-story addition and a new garage.
- 161 Alpine Drive – proposed construction of an addition within the front and side setbacks.
- 3 Old Acre Lane – proposed construction of a fence over 6' in height on the rear of the property.
- 5 Hilltop Drive – proposed construction of a wooden deck within the side setback.

## ***Variance Denied***

- 345 Tobin Road – Area Variance – proposed construction of an oversized accessory structure, 30' wide x 60' long & 17' high.

**July 16, 2001**

## ***Hearings Continued:***

- 3195 Monroe Avenue, Wegmans Food Market - Area Variance and Modifications to Special Permit to construct and operate an expansion for a restaurant.
- 14 French Road – proposed construction of new home-variances needed are for average lot width & front setback.

## ***Hearings Appealed***

- 345 Tobin Road – Area Variance – proposed construction of an oversized accessory structure, building will be downsized
- 700 Allen's Creek Road – Use Variance to operate a Bed & Breakfast

## ***New Public Hearings: Area Variances***

- 3810 East Avenue – proposed construction of additions to both sides of the house within the side 20' setbacks
- 8 Silco Hill – proposed construction of an in-ground pool and fence within the front setback