
PLANNING & ZONING NEWS

INCLUDING NEWS FROM:

ARCHITECTURAL REVIEW BOARD & HISTORIC PRESERVATION COMMISSION

September 10, 2003

Planning Board

9/8/03

Highlands Final PUD Site Plan

Rt., 31 Hahnemann Trail

The Planning Board granted final approval for the Cottages at the September 8th Planning Board meeting. The Town Engineer, staff and the applicant's engineer met on Tuesday August 26th and revised drawings were submitted to address the outstanding concerns.

The community center and the dementia care facility are not being approved at this time they will require a separate application/s. The community center will likely require Town Board approval.

We are expecting site work and cottage construction to begin this season. PB point person is Bill Brizee.

Kensington Park revised Concept Subdivision

Sections 4, 5, 7, 8

The Planning Board opened the public hearing on the revised concept plan. Public comments were made regarding the new location of transferred lots and plantings on Town land.

The revised overall concept plan has the same number of lots and amount of open as the previously approved concept plan. Changes are proposed, to the internal road layout, configuration of open space and 3 lots have been significantly relocated.

BME (Peter Vars) has requested a meeting with DPW staff and the PB point person to review issues related to site capacity raised in the DRC report. Dave Wigg is PB point person.

Discussion item

Parcel 12 revised sketch plan

Bill Brizee is meeting with an architect to discuss the scope of the architect's consultation.

DRC Meeting 9/30/03 (3:00)

May be canceled

(Please save the date until further notice)

PROJECT STATUS

- **St Bernard's** (French Road) It's done and looks great
- **Kensington** section 3 - has pavement
- **Kensington** section 6 - work should be starting soon
- **Clover Ponds** (Clover Street) - Moratorium
- **Applebee's** (Pittsford Plaza) - Firestone is gone, new restaurant construction should begin soon
- **N. Wilmarth watermain** - ready to go construction should start anytime
- **Autumn Woods** section 3 (Mendon Center Road) - under construction road should be in this season
- **Country Pointe** section 1 (West Bloomfield Road) - under construction road should be in this season
- **Cloverwood** - under construction is an understatement
- **Spring House** (Monroe Avenue) - almost ready to start construction (pre construction meeting was held on 9/10/03)

Pittsford Plaza Renovations

The Committee, which includes the Town Supervisor and representatives of PB, ARB, ZBA and DPW, offered written suggestions and comments to Wilmorite regarding the proposed renovations at an August 5th meeting. Another meeting with the Committee will be scheduled to review the revisions prior to a presentation to the ARB.

Tentative PB Agenda for 9/22/03

PUBLIC HEARINGS OPENING DECISIONS PENDING

- Kensington revised concept sections 4,5,7,8

INFORMAL DISCUSSION

Parcel 12

Future Planning Board Submissions

- Chiaino Subdivision Final subdivision
- Rollins Crossing Final subdivision
- St John Fisher Special Permit renewal (Growney Stadium)
- Stone Hill Estates (Concept)
- Several 1 lot subdivisions are possible

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Zoning Board of Appeals August 18, 2003

- 161 Tobey Road, Area Variance –Approved
- 100 Kilbourn Road, Area Variance - Approved

**September 15, 2003
Agenda**

Public Hearing

Applications Approved:

- □ 3700 East Avenue, Area Variance, additional parking spaces within the front setback.
- □ 333 Mendon Center Road, Area Variances Proposed to construct two oversized run-in sheds one which will be forward of the rear portion of the main structure.

Application Withdrawn per Applicant:

- □ 8 Canal Park Place, Area Variance,

NEW PUBLIC HEARINGS:

- □ 15 Woodland Road, Area Variance, requesting relief from Code Sections MATZ – 185-39.7 B (3) (a) {1}, requiring a 70' front setback from Monroe Avenue. Propose to construct a new garage within the required 70' front setback.

Questions:

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ARCHITECTURAL REVIEW BOARD

September 8, 2003

- □ New Homes – 7, to be constructed in the Autumn Woods, Delancey Court, Silco Farms, Wren Field and the last lot in Pittsford Heights subdivisions.
- □ Residential Additions - 1
- □ Commercial Properties & Other – 3
421 Marsh Road, Pittsford Community Church building plans for the addition has been approved construction will begin when all of the planning process is finalized.

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HISTORIC PRESERVATION COMMISSION

September 18, 2003

- “Save The Barns” project is still in the process, regular meetings being held to coordinate the program.

Public Hearings:

- Landmark Designation Status:
 - a. 28 Knollwood Drive
 - b. 2 Walnut Grove
- Certificate of Appropriateness:
 - a. 592 Mendon Center Road proposed to construct a side porch on a designated structure.

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