The Planning Board met at 6:30 PM local time Thursday, February 28, 2013 in the Auditorium to discuss, in a meeting open to the public, tabled matters and other business that was before it.

I. CALL TO ORDER:

PRESENT: Arsen Markarian
Bill Bastian
Jim Burton
Allyn Hetzke, Jr.
Doug McCord
Terry Tydings

ABSENT: Sue Kreiser

ALSO PRESENT: Linda Cummings, Secretary
Katie Evans, Planning Board Clerk
Mark Valentine, Planning Department Head
Zach Nersinger, Planning Technician
Peter Weishaar, Legal Counsel

II. APPROVAL OF MINUTES: 02/12/13

The Board approved the minutes of February 12th, 2013

Vote: Moved by: Hetzke Seconded by: Tydings
Chairperson Markarian – Aye Bastian– Aye Burton – Aye Hetzke - Aye
Kreiser– Absent McCord -Aye Tydings - Aye

Motion was carried.

III. TABLED:

1. Jonathan Morris, AIA, Carmina Wood Morris, P.C., 487 Main Street, Suite 600, Buffalo, NY 14203/Vision Dodge/Chrysler/Jeep requests under Articles IX-9-2, and X-10-2 of the Code Preliminary and Final Site Plan and Conditional Use Permit to allow the demolition of a 2,000 sq. ft. showroom and reconstruction of a new 6,646 sq. ft. showroom with additional site improvements and an expansion to a Conditional Use permit on 6.53 +/- acres located at 920 Panorama Trail South to be known as Vision Dodge/Chrysler/Jeep. The property is now or formerly owned by Gary Siconolfi and is zoned GB and LI. Appl# 13P-0005 SBL# 139.09-1-60.21.

The application was CONTINUED TABLED pending receipt of requested materials
Vote: Moved by: Bastian Seconded by: Tydings
Chairperson Markarian – Aye   Bastian – Aye   Burton – Aye   Hetzke - Aye
Kreiser – Absent   McCord - Aye   Tydings - Aye

Motion was carried.

2. Edwin Summerhays, L.S., 2509 Browncroft Boulevard, Suite 209, Rochester, NY 14625/Richard A. Samuel requests under Articles VIII-8-2 and IX-9-2 of the Code Preliminary and Final Subdivision and Site Plan approval to allow the division of one 30.2 +/- acre lot into three lots with existing structures to be placed on lot 1, a proposed single family residence on lot 2, and lot 3 is to remain vacant at this time, located at 1698 Kennedy Road to be known as 1698 Kennedy Road. The property is now or formerly owned by Richard A. Samuel and is zoned RA-2. Appl# 13P-0007. SBL# 111.01-1-7.

The Board discussed the application and reviewed the Part II EAF and draft approval resolution.

The Board AUTHORIZED Chairperson Markarian to sign the Part II EAF

Vote: Moved by: Tydings Seconded by: Hetzke

Chairperson Markarian– Aye   Bastian – Aye   Burton – Aye   Hetzke - Aye
Kreiser – Absent   McCord - Aye   Tydings - Aye

Motion was carried.

The application was APPROVED with conditions

Vote: Moved by: Tydings Seconded by: Bastian

Chairperson Markarian – Aye   Bastian – Aye   Burton – Aye   Hetzke - Aye
Kreiser – Absent   McCord - Aye   Tydings - Aye

Motion was carried.

3. Larry Heininger, P.E., P.M.P., Marques and Associates, PC, 656 Park Avenue, Rochester, New York 14607/Sal Stalteri requests under Articles III-3-10 and IX-9-2 of the Code Preliminary and Final Site Plan and Environmental Protection Overlay District permit approval to allow the construction of a single family residence on 2.28 +/- acres at 2039 Salt Road to be known as 2039 Salt Road. The property is now or formerly owned by R Harold Greenlee is zoned RR-1. Appl# 12P-0025. SBL#’s 125.04-1-16.104.

The Board discussed the application and reviewed the Part II EAF and draft approval resolution.
The Board AUTHORIZED Chairperson Markarian to sign the Part II EAF

Vote: Moved by: Bastian Seconded by: Hetzke

Chairperson Markarian – Aye Bastian – Aye Burton – Aye Hetzke – Aye
Kreiser – Absent McCord – Aye Tydings – Aye

Motion was carried.

The application was APPROVED with conditions

Vote: Moved by: Bastian Seconded by: Hetzke

Chairperson Markarian – Aye Bastian – Aye Burton – Aye Hetzke – Aye
Kreiser – Absent McCord – Aye Tydings – Aye

Motion was carried.

IV. MISCELLANEOUS:

1. 1430 Harris Road – Property owners of 1430 Harris Road purchased 1442 Harris Road and requested to combine the two lots.

The Board AUTHORIZED Chairperson Markarian to sign the plat map

Vote: Moved by: Hetzke Seconded by: Tydings

Chairperson Markarian – Aye Bastian – Aye Burton – Aye Hetzke – Aye
Kreiser – Absent McCord – Aye Tydings – Aye

Motion was carried.

2. Staff reviewed the upcoming applications scheduled for the March 14th Planning Board public hearing:
   
   • 1843 Empire Boulevard (Cell Tower) – Final Site Plan and Special Permit approval to allow the construction of a cell tower. This application is on the March 21st Zoning Board agenda.
   
   • 950 Panorama Trail (Hotel) – Sketch plan for the construction of a 70-75 room, 6 story hotel.

3. Ellison Heights Phase 2 - Legal Counsel, Peter Weisshaar, updated the Board on recent developments regarding the Ellison Heights lawsuit.
There being no further business to come before the Board, this meeting was adjourned at 7:15 p.m., Thursday, February 28, 2013.

These minutes were adopted by the Planning Board on March 14, 2013.