

A NOTICE OF PUBLIC HEARING, PENFIELD ZONING BOARD OF APPEALS LEGAL NOTICE

PLEASE TAKE NOTICE that a Public Hearing will be held on Thursday, April 20, 2023, immediately following a work session meeting commencing at 6:00 PM local time. The board will discuss tabled matters and other business that may come before it during the work session, followed by a Public Hearing to consider each of the following applications.

Public Hearing Applications:

1. Allan Neels, 1761 Plank Road, Webster, NY, 14580 requests approval for Area Variances under Section 250-14.3 of the Code to allow an accessory storage building with less setback than required under Section 250-5.1-F (12) (b) of the Code that is taller than permitted under Section 250-5.1-F (12) (c) of the Code and larger than the principal structure as required by Section 250-2.2 of the Code at 1761 Plank Road. The property is currently or formerly owned by Allan & Debra Neels and is zoned RA-2. SBL #096.03-1-55.11. Application #23Z-0013.
2. Amy Catalano/Vital Signs, 764 Ridge Road, Webster, NY, 14580 on behalf of Simply Crepes requests approval for a Special Permit for signage under Section 250-10.3-A of the Code to allow an existing freestanding sign with less setback than required under Section 250-10.12-D of the Code at 1229 Bay Road. The property is currently or formerly owned by KPH Holdings Webster LLC and is zoned LB. SBL #093.11-1-39. Application #23Z-0017.
3. Thomas Ledtke, 28 Ewald Drive, Rochester, NY, 14625 on behalf of Penfield Trailer Court, Inc. requests approval for an Area Variance under Section 250-14.3 of the Code to allow a larger accessory storage shed than permitted under Section 250-5.11-F (3) (b) of the Code at 28 Ewald Drive. The property is currently or formerly owned by Penfield Trailer Court, Inc. and is zoned MHP. SBL #138.10-2-3. Application #23Z-0018.
4. Greg Grillo/Flower City Arcade, 1676 Penfield Road, Rochester, NY, 14625 requests approval for a Conditional Use under Section 250-13.3 and Section 250-5.6-C (1) (c) of the Code to allow an expansion of an existing arcade and Area Variances under Section 250-14.3 of the Code to allow an existing building and proposed addition with less setbacks than required under Section 250-5.6-D (3) of the Code with less parking then required under Section 250-7.7-D of the Code at 1676 Penfield Road. The property is currently or formerly owned by Nicholas Agnello and is zoned LB. SBL #139.05-1-56. Application # 23Z-0019.
5. Anthony Simone/Tuscan Wood Fired Pizza, 17 Thomas Maria Circle, Webster, NY, 14580 requests approval for a Conditional Use under Section 250-13.3 and Section 250-5.6-C (1) (a) of the Code to allow the operation of a restaurant at 1998 Empire Boulevard. The property is currently or formerly owned by Empire Park Management, LLC and is zoned LB. SBL #093.02-1-12.002. Application #23Z-0020.

Please contact the Building and Zoning Department with any questions or concerns.

Amy Steklrof
Town Clerk, RMC/CMC