

PLANNING BOARD  
TOWN OF BRIGHTON  
MEETING OF MARCH 21, 2018

TENTATIVE AGENDA

7:30 P.M.

CHAIRPERSON: Call the meeting to order.  
Announce location of exits and that building is equipped with an alarm.

SECRETARY: Call the roll.

CHAIRPERSON: Approval of the February 21, 2018 meeting minutes.

CHAIRPERSON: Announce that the public hearings, as advertised for the Planning Board in the Brighton-Pittsford Post of March 15, 2018 will now be heard.

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2P-03-18 Application of The Harley School, owner, for Preliminary/Final Site Plan Approval to construct a 5,036 +/- sf school building addition on property located at 1981 Clover Street. All as described on application and plan on file. **TABLED - PUBLIC HEARING REMAINS OPEN**

2P-04-18 Application of 1950 Brighton Henrietta Town Line LP, owner, for Site Plan Modification and Resubdivision Approval to modify the existing outdoor storage area, create access ways and to create an interconnection with an adjacent property (330 Metro Park), and to reconfigure two (2) lots on property located at 1950 Brighton Henrietta Town Line Road. All as described on application and plans on file. **TABLED - PUBLIC HEARING REMAINS OPEN**

2P-05-18 Application of 1950 Brighton Henrietta Town Line LP, owner, for Conditional Use Permit(s) Approval and Site Plan Modification to allow for Admar Equipment Rental to be located in 25,600 +/- sf of an existing building and allow for a warehousing facility for DiMarco Construction to be located in the remaining 16,800+/- sf of the building, and to create interconnections with the adjacent property (1950 Brighton Henrietta Town Line Road) all on property located at 330 Metro Park. All as described on application and plans on file. **TABLED - PUBLIC HEARING REMAINS OPEN**

3P-01-18 Application of Mamasan's Monroe, LLC, owner, for Final Site Plan Approval, Final Conditional Use Permit approval and Demolition Review and Approval to raze a commercial building and construct a 2,858 +/- sf restaurant with out door dining and a drive-thru pick-up window on property located at 2735 Monroe Avenue. All as described on application and plans on file.

3P-02-18 Application of 150 Metro Park, LLC, owner, for Preliminary/Final Site Plan Approval to construct a 14,400 +/- sf warehouse/office building addition on property located at 150 Metro Park. All as described on application and plans on file.

NEW BUSINESS:

6P-NB1-17 Application of Mamasan's Monroe, LLC, owner, for Preliminary Site Plan Approval, Preliminary Conditional Use Permit approval and Demolition Review and Approval to raze a commercial building and construct a 2,858 +/- sf restaurant with out door dining and a drive-thru pick-up window on property located at 2735 Monroe Avenue. All as described on application and plans on file. **TABLED AT THE OCTOBER 18, 2017 MEETING - PUBLIC HEARING REMAINS OPEN**

2P-NB1-18 Application of Faith Bible Church, owner, for Preliminary Site Plan Approval to construct a 7,670 +/- sf church building addition on property located at 1095 East Henrietta Road. All as described on application and plans on file. **TABLED - PUBLIC HEARING REMAINS OPEN**

3P-NB1-18 Application of Newcomb Brighton, Inc., owner, and Brian Mattiacio, contract vendee, for Preliminary Site Plan Approval to construct a 2,200 +/- sf dental office on property located at 2087 Monroe Avenue. All as described on application and plans on file.

OLD BUSINESS:

NONE

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PRESENTATIONS:

NONE

COMMUNICATIONS:

NONE

PETITIONS:

NONE

SIGNS:

APP #	NAME & LOCATION	TYPE OF SIGN	ARB REVIEW
			PB DECISION
<b>ARB &amp; PB RECOMMENDATIONS AND/OR CONDITIONS</b>			
1510	Fastenal 2710 W Henrietta Road	Bldg Face Sign	2/27/18
ARB - Approved as presented.			
1511	Blush Beauty Bar 2326 Monroe Avenue	Bldg Face Sign	2/27/18
ARB - Approved with conditions:			
<ol style="list-style-type: none"> <li>1. The top of the sign shall not exceed 20' from grade.</li> <li>2. The building width shall be submitted.</li> </ol>			
1512	Whelpley & Paul 2815 Monroe Avenue	Bldg Face Sign	2/27/18
ARB - Approved with conditions:			
<ol style="list-style-type: none"> <li>1. All required variances shall be obtained.</li> </ol>			
1513	Retreat House Massage & Wellness Center	Bldg Face Sign	2/27/18
ARB - Denied for the following reasons:			
<ol style="list-style-type: none"> <li>1. Materials and colors are not consistent with the existing features of the facade.</li> <li>2. The sign framing is visually inadequate.</li> </ol>			
1514	Piano & Organ Center 3450 Winton Road South	Bldg Face Sign	2/27/18
ARB - Approved with conditions:			
<ol style="list-style-type: none"> <li>1. All required zoning approvals for the use shall be obtained prior to application for a building permit to install the sign.</li> </ol>			
1515	Starbucks 1900 Monroe Avenue	Bldg Face Signs Two - Front & Rear	2/28/18  <b>ADMINISTRATIVE REVIEW</b>
Approved with conditions:			
<ol style="list-style-type: none"> <li>1. All 12 Corners Plaza sign plan requirements shall be met.</li> </ol>			