

PLANNING BOARD  
TOWN OF BRIGHTON  
MEETING OF MARCH 17, 2021  
Brighton Town Hall  
2300 Elmwood Avenue

Due to the public gathering restrictions and executive orders in place because of COVID-19, this Planning Board meeting will be conducted remotely. Members of the public will be able to view the meeting via Zoom.

Written comments will be received by Ramsey Boehner, Executive Secretary, Brighton Town Hall, 2300 Elmwood Avenue, Rochester, NY 14618 via standard mail and/or via e-mail to [ramsey.boehner@townofbrighton.org](mailto:ramsey.boehner@townofbrighton.org), until March 17, 2021 at 12:00 PM.

Applications subject to public hearings are available for review on the town's website.

The public may join the Zoom meeting and share comments with the Board. For Zoom meeting information, please reference the town's website at <https://www.townofbrighton.org> prior to the meeting.

#### TENTATIVE AGENDA

7:00 P.M.      Public Hearing Via Virtual Platform

CHAIRPERSON:      Call the meeting to order.

SECRETARY:      Call the roll.

CHAIRPERSON:      Approval of the February 17, 2021 meeting minutes.

CHAIRPERSON:      Announce that the public hearings, as advertised for the Planning Board in the Brighton-Pittsford Post of March 11, 2021 will now be heard.

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#### NEW BUSINESS:

9P-NB1-20      Application of Baptist Bible Temple, owner, and Clover Park Properties, LLC, Revised Plans contract vendee, for Preliminary Site Plan Approval to convert an existing church building into high end office space (construction of a 2 story, 10,000 sf building addition has been eliminated) on property located at 1075 Clover Street. All as described on application and plans on file. **TABLED AT THE NOVEMBER 18, 2020 MEETING - PUBLIC HEARING REMAINS OPEN - ADJOURNED TO THE MARCH 17, 2021 MEETING AT APPLICANTS REQUEST**

CHAIRPERSON:      Announce that public hearings are closed.

#### NEW BUSINESS: (cont.)

3P-NB1-21      Application of 1950-1966 Monroe Avenue LLC, owner, for Concept Review to redevelop an existing nonconforming gas station and auto repair facility into a convenience store with gasoline sales on properties located at 1950 and 1966 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>			
<a href="#"><u>1599</u></a>	Hurlbut Care Communities - Nursing and Rehabilitation 1117 East Henrietta Road	Freestanding Sign	2/23/21
ARB - Approved as presented.			
<a href="#"><u>1600</u></a>	Hurlbut Care Communities - The Brightonian Nursing and Rehabilitation 1919 Elmwood Avenue	Freestanding Sign	2/23/21
ARB - Approved as presented.			
<a href="#"><u>1601</u></a>	Hurlbut Care Communities - Woodside ManorNursing and Rehabilitation 2425 S. Clinton Avenue	Freestanding Sign	2/23/21
ARB - Approved as presented.			
<a href="#"><u>1602</u></a>	OrthoLazer - Orthopedic Laser Center 2210 Monroe Avenue	Bldg Face Sign	2/23/21
ARB - Approved as presented.			
<a href="#"><u>1603</u></a>	RFG Training and Nutrition 1900 S. Clinton Avenue, Suite 750	Bldg Face Sign	2/23/21
ARB - Approved as presented.			
<a href="#"><u>1604</u></a>	Upper Cervical Chiropractic of Rochester 749 E. Henrietta Road	Bldg Face Sign Freestanding Sign	2/23/21
ARB - Tabled Freestanding sign okay. The building face sign must not overlap the architectural arch details.			

(sign continued on next page)

SIGNS: (cont.)

APP #	NAME & LOCATION	TYPE OF SIGN	ARB REVIEW		
			PB DECISION		
<b>ARB &amp; PB RECOMMENDATIONS AND/OR CONDITIONS</b>					
Old Business					
<a href="#">1597</a>	Sunny's Family Diner 2171 W Henrietta Road	Bldg Face	12/22/20 <b>TABLED</b>		
ARB - Approved as presented * Provide documents showing the details for the lighting.					
<b>PB - Tabled for variances.</b>					
<a href="#">1598</a>	1057 East Henrietta Road 1057 East Henrietta Road Business Center	Free Standing Sign Directory Sign	1/27/21 <b>TABLED</b>		
ARB - Tabled for revisions: - Signs themselves look good - Faux painted brick should not be used on base - Explore the use of an alternative material for base of signs such as brick or another alternative					