

PLANNING BOARD
TOWN OF BRIGHTON
MEETING OF JULY 21, 2021
Brighton Town Hall
2300 Elmwood Avenue

Written comments will be received by RamseyBoehner, Executive Secretary, Brighton Town Hall, 2300 Elmwood Avenue, Rochester, NY 14618 via standard mail and/or via e-mail to ramsey.boehner@townofbrighton.org, until July 21, 2021 at 12:00 PM.

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

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 May 19, 2021 meeting minutes.
Approval of the June 16, 2021 meeting minutes.

CHAIRPERSON: Announce that the public hearings, as advertised for the Planning Board in the Brighton-Pittsford Post of July 15, 2021 will now be heard.

[6P-02-21](#) Application of Westfall Medical Realty, LLC, owner, for Demolition Review and Approval and Preliminary / Final Site Plan Approval to raze a 6,015 sf medical building and reuse the existing foundation to construct a new 6,425 +/- sf medical building on property located at 2233 South Clinton Avenue. All as described on application and plans on file. **TABLED - PUBLIC HEARING REMAINS OPEN**
[Additional Info](#)

[7P-01-21](#) Application of 150 Metro Park LLC, owner, for Preliminary / Final Site Plan Approval and Conditional Use Permit Approval to construct a 9000 +/- sf pole barn storage building for the use of two tenants on property located at 150 Metro Park. All as described on application and plans on file.

[7P-02-21](#) Application of Thomas Fantauzzo, owner, for Final Site Plan Approval to construct a 600 +/- sf building addition and to make other minor site improvements on property located at 2041 South Clinton Avenue. All as described on application and plans on file.

[7P-03-21](#) Application of Nicholas Leonardo, owner, for EPOD (woodlot) Permit Approval to remove brush, ground debris stumps and dead fall and to spread topsoil and hydro seed property located at 851 Clover Street. All as described on application and plans on file.

NEW BUSINESS:

[9P-NB1-20](#) Application of Baptist Temple, owner, and Clover Park Properties, LLC, contract [Revised Plans](#) 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. **APPLICATION TABLED - PUBLIC HEARING REMAINS OPEN, SEQRA PUBLIC HEARING CLOSED AND NEGATIVE DECLARATION ADOPTED WITH REVISIONS - ADJOURNED TO THE JULY 21, 2021 MEETING AT APPLICANT'S REQUEST**

5P-NB2-21 Application of Thomas Fantauzzo, owner, for Preliminary Site Plan Approval to construct a 600 +/- sf building addition and to make other minor site improvements on property located at 2041 South Clinton Avenue. All as described on application and plans on file. **ADJOURNED TO THE JULY 21, 2021 MEETING AT APPLICANT'S REQUEST**

CHAIRPERSON: Announce that public hearings are closed.

7P-NB1-21 Application of 1950-1966 Monroe Avenue, LLC, owner, for Concept Review to redevelop an existing nonconforming gas station and repair facility onto a convenience store with gas sales on properties located at 1950 and 1966 Monroe Avenue. All as described on applications and plans on file.

Review and prepare an advisory report on proposed Local Law Providing for Amendment to Wireless Telecommunication Structures and Devices Regulations. ([Wireless Facility Local Law 2021, Design Manual, Town Board Letter](#))

OLD BUSINESS:

NONE

PRESENTATIONS:

NONE

COMMUNICATIONS:

NONE

PETITIONS:

NONE

SIGNS:

APP #	NAME & LOCATION	TYPE OF SIGN	ARB REVIEW
			PB DECISION
ARB & PB RECOMMENDATIONS AND/OR CONDITIONS			
1616	Kumon 2815 Monroe Avenue	Bldg Face	6/24/21
ARB - Approved as presented.			
1617	Nail Candy Salon and Beauty Bar 2815 Monroe Avenue	Bldg Face	6/24/21
ARB - Approved as presented.			
1618	Casana 150 Metro Park	Building Face	6/24/2021
ARB - Approved as presented.			
1619	Color Me Mine 1790 Monroe Avenue	Bldg Face	6/24/21
ARB - Approved with conditions. 1. Sign with white text on a black background was approved. 2. Sign will be centered on the storefront.			
1620	Adrian Jules Custom Clothing 2937 Monroe Avenue	Bldg Face	5/24/21
ARB - Approved as presented.			
OLD BUSINESS			
1613 <u>Revised</u>	1833 / 1835 Monroe Avenue Brighton Commons Plaza	Plaza Sign Plan (multiple tenants)	5/25/21, 6/24/21
			TABLED AT THE 6/16/21 MEETING
ARB - Approved with conditions (6/24/21) 1. Font to be used is Helvetica. 2. All required variances shall be obtained.			