

PLANNING BOARD
TOWN OF BRIGHTON
MEETING OF FEBRUARY 15, 2023
Brighton Town Hall
2300 Elmwood Avenue

Written comments may be submitted to Jason Haremza, Executive Secretary, Brighton Town Hall, 2300 Elmwood Avenue, Rochester, NY 14618 via standard mail and/or via e-mail to jason.haremza@townofbrighton.org

Applications subject to public hearings and the documents to be considered by the Board will be available for review on the town's website no later than twenty-four hours prior to the meeting to the extent practicable.

AGENDA

7:00 P.M.

CHAIRPERSON: Call the meeting to order.

SECRETARY: Call the roll.

CHAIRPERSON: Agenda Review with Staff and Members.

CHAIRPERSON: Approval of the February 15, 2023 meeting minutes. **Approved**

CHAIRPERSON: Announce that the public hearings as advertised for the PLANNING BOARD in the Daily Record of March 9, 2023 will now be held.

NEW BUSINESS:

[5P-NB2-22](#) Application of Bristol Valley Homes, LLC, owner, and PEMM, LLC, contract vendee for Preliminary Site Plan Approval to construct a 968+/- sf gas pump canopy, renovate an existing 1,278 sf building, install two gas pump islands, and make additional site improvements for the purpose of operating a Quicklee's gas station and convenience store on property located at 3108 East Avenue. All as described on application and plans on file. **TABLED - PUBLIC HEARING REMAINS OPEN.**

[9P-NB1-22](#) Application of Kim Bailey, Stahl Properties, owner, for Preliminary Site Plan Approval and Demolition Review and Approval to raze an existing single family home and construct a 5,545 +/- sf single family home with a 900 sf attached garage on property located at 12 Elmwood Hill Lane. All as described on application and plans on file. **TABLED AT THE MAY 18, 2022 MEETING -**

**PUBLIC HEARING REMAINS OPEN. POSTPONED TO THE APRIL 19,
2023 MEETING AT APPLICANTS REQUEST**

CHAIRPERSON: Announce that public hearings are closed.

OLD BUSINESS:

NONE

PRESENTATIONS:

NONE

COMMUNICATIONS:

Email from Lawrence A. Ray and Julie Jackson-Ray, dated 2-15-2023, with comments and concerns regarding 5P-NB2-22, 3108 East Avenue.

Email from Larry Heininger, dated 3-7-2023, requesting postponement of application 9P-NB1-22 to the 4-19-2023 meeting and combine it with final Planning Board approval.

PETITIONS:

NONE

SIGNS:

APP #	NAME & LOCATION	TYPE OF SIGN	ARB REVIEW
			PB DECISION
ARB & PB RECOMMENDATIONS AND/OR CONDITIONS			
1677	Reality One Group Spark 1415 Monroe Avenue	Bldg Face	2/28/23
			3/15/23
ARB - Approved as submitted PB – Approved as submitted			
1678	Monarch Wealth Management 1688 Monroe Avenue	Bldg Face	2/28/23
			3/15/23
ARB - Approved as submitted PB – Approved as submitted			

1679	Impact Earth 1458 Monroe Avenue	Bldg Face	2/28/23
			ADMIN REVIEW
Approved per plaza sign plan.			
1680	Berkshire Hathaway Home Services / Zambito Realtors 2180 Monroe Avenue	Bldg Face	2/28/23
			3/15/23
ARB - Approved as submitted.			
PB – Approved as submitted			
1683	Quicklee’s 3108 East Avenue	Bldg Face	HPC 2/23/23
			3/15/23
HPC – Approved			
PB – Approved as submitted			