

AGENDA
THE PLANNING BOARD OF THE TOWN OF WEBSTER
1002 Ridge Road, VanIngen Court Building,
November 6, 2018

Call to Order: 7:00 p.m.

Pledge of Allegiance

Roll Call

TABLED MATTER:

1. **WEBSTER WEST SUBDIVISION** – Located at 415 Salt Road (Webster West Golf Course). The applicant, Combat Construction LLC, is requesting **PRELIMINARY SITE PLAN AND SUBDIVISION PLAN APPROVAL / PUBLIC HEARING** to construct Cluster Development, 106 single family lots on 85.0 acre parcel of which 33.4 acres is proposed to be open space (parkland). Project parcels having SBL number 050.04-1-72.11, and 050.04-1-71. Located in an R-3 District (Single Family) under Sections 192-27, and 228-8, of the Code of the Town of Webster.

SCHEDULED MATTERS:

1. **BELLA TERRA SUBDIVISION**- located at southwest corner Salt Road and Schlegel Roads. The project applicant, 800 Phillips Road, LLC, Tom Thomas, is requesting **PRELIMINARY SITE PLAN AND SUBDIVISION PLAN APPROVAL / PUBLIC HEARING** to construct 100 two unit town house Buildings on 83.33 acres having parcel SBL# 065.02-01-40.22. Located in an LMR (Low-Medium Residential) under Town Code Sections 228-5 and 192-17 of the Code of the Town of Webster.
2. **CDS MONARCH PARKING LOT EXPANSION**—**Located at 860 Hard Road.** Applicant CDS Monarch is requesting **PRELIMINARY / FINAL SITE PLAN APPROVAL / PUBLIC HEARING** - To construct 55 additional parking spaces on the complex site having 11.67 acres having SBL# 079.110-01-09.10 Located in an OP (Office Park) District) under Town Code Sections 228-5 and 228-8 of the Code of the Town of Webster.
3. **780 SALT ROAD FREE STANDING SIGN** — Located at 780 Salt Road. Applicant &80 Enterprise, is requesting **SIGN APPROVAL** for a 52.44 square foot free standing sign under Section 178-4f of the Code of the Town of Webster.
4. **MONROE MUFFLER BRAKE & SERVICE SIGNS** -- Located at 903 Ridge Road . Applicant Matt Reso, is requesting **SIGN APPROVAL** for a 148.0 square foot facade sign and a 48.0 square foot free standing sign under Section 178-4f of the Code of the Town of Webster.
5. **TOWNE CENTER DIRECTIONAL SIGNS** – Located at 1040 and1058 Ridge Road and 935 Holt Road. Requesting **SIGN APPROVAL** for four directional free standing signs each being 65.0 square feet under Section 178-4f of the Code of the Town of Webster.
6. **WEBSTER SOCCER FIELDS** - located on Boulter Industrial Parkway. Applicant Webster Soccer Association is requesting **PRELIMINARY/PUBLIC HEARING/FINAL SITE PLAN APPROVAL** to Amend the Site Plan to construct a 5000 square foot concession and bathroom facility building varying from the originally approved 3000 square foot facility on 38.6 acres of land having parcel number 66.03-1-6.001 located in an IN District (Industrial) under Section 228-5 and 228-8 of the Code of the Town of Webster.

ADMINISTRATIVE MATTER:

1. Review minutes

Anthony Casciani, Chairman
Webster Town Planning Board