



## Planning Board Meeting Results:

**Meeting Date:** October 19, 2021

**Attendees:** A. Casciani, D. Arena, D. Malta, M. Giardina, D. Anderson, D. Meixell, C. Genesee

**Absent:** J. Kosel

Agenda Item	Detailed Outcome	Vote Count
<p><u><b>TABLED MATTERS:</b></u> <b>SOLIMANO SUBDIVISION:</b> Located east of Chigwell Lane North. Applicant Megan Solimano is requesting <b>PRELIMINARY / FINAL SUBDIVISION APPROVAL (PUBLIC HEARING)</b> associated with the subdivision of a 13.4-acre parcel into (2) lots having SBL 050.040-01-51.13 located in an R-3 Single Family Residential District under Section 192-18 of the Code of the Town of Webster.</p>	<p><b>APPROVED WITH PLANS DATED 10.18.21</b></p>	<p><b>6-0</b></p>
<p><u><b>SCHEDULED MATTERS:</b></u> <b>ULTA BEAUTY AWNING/PANELS:</b> Located at 913 Holt Road. Applicant Mark Zazubec is requesting <b>PRELIMINARY / FINAL SITE PLAN APPROVAL (PUBLIC HEARING)</b> associated with the replacement of (1) existing and installation of (4) additional flat awning panels to the Ulta Beauty storefront façade on a 15.7-acre parcel having SBL # 079.12-1-19.112 located in an HC High Intensity Commercial District under Section 228-10 of the Code of the Town of Webster.</p>	<p><b>APPROVED WITH DRAWING # 9121</b></p>	<p><b>6-0</b></p>
<p><b>701 SUMMIT DRIVE DOCK/BOAT HOIST:</b> Located at 701 Summit Drive. Applicant Eric Elwell is requesting <b>PRELIMINARY/FINAL DOCK APPROVAL &amp; LWRP CONSISTENCY RECOMMENDATION (PUBLIC HEARING)</b> for the construction of a 40' dock extension to an existing 60' dock and installation of a permanent boat hoist on Irondequoit Bay associated with a .95-acre parcel having SBL 063.17-1-31 located in an R-2 Single Family Residential Zoning District under Sections 222-4 &amp; 225-27 of the Code of the Town of Webster.</p>	<p><b>LWRP CONSISTENCY DETERMINATION APPROVED PROJECT APPROVED AS PRESENTED (due to the low water level in that area)</b></p>	<p><b>6-0</b></p>

<p><b>1076 GLEN EDITH DRIVE DOCK:</b> Located at 1076 Glen Edith Drive. Applicant James Leonardo is requesting <b>SKETCH PLAN REVIEW for a DOCK PERMIT</b> to construct a 102' x 4' dock on Irondequoit Bay associated with a 1.15-acre parcel having SBL # 078.18-1-55.21 located in a WD Waterfront Development District under Section 225-25 K of the Code of the Town of Webster.</p>	<p><b>SKETCH PLAN REVIEW ONLY:</b></p> <ul style="list-style-type: none"> <li>• Board will send a letter/refer to Public Works Dept. in favor of the 102' dock; current dock will need to be removed.</li> <li>• Only (1) dock allowed on parcel <ul style="list-style-type: none"> <li>• LWRP CONSISTENCY DETERMINATION APPROVED</li> </ul> </li> </ul>	<p><b>6-0</b></p>
<p><b>877 DEWITT ROAD RESUBDIVISION / ACCESSORY STRUCTURE:</b> Located at 877 Dewitt Road. Applicant Steve Syracuse is requesting <b>PRELIMINARY/FINAL SUBDIVISION AND SITE PLAN APPROVAL (PUBLIC HEARING)</b> associated with the combination of 3 lots into 1 and construction of a 1,200-sf accessory structure on a proposed .79-acre parcel having SBL # 078.09-1-13 located in an R-3 Single Family Residential District under Sections 192-20 and 225-36 of the Code of the Town of Webster.</p>	<p><b>APPROVED W/ CONDITIONS:</b> Board determined that the house is facing east on DeWitt Road and garage will be at rear of the house.</p> <ul style="list-style-type: none"> <li>• Garage no to be used for commercial purposes.</li> <li>• Garage to be used for personal use only.</li> </ul>	<p><b>6-0</b></p>
<p><b>740 RIDGE ROAD GARBER CHEVROLET EXPANSION:</b> Located at 740 Ridge Road. Applicant Lefrois Builders and Developers are requesting <b>SKETCH PLAN REVIEW</b> of a proposed 2,700 single-story auto sales building and parking lot expansion associated with Garber Chevrolet on a 13.21-acre site having SBL # 079.17-1-7.11 located in a CO Commercial Outdoor Storage District under Sections 225-19 and 228-4 of the Code of the Town of Webster.</p>	<p><b>SKETCH PLAN REVIEW ONLY:</b></p> <p>Board requests:</p> <ul style="list-style-type: none"> <li>• That there be a dedicated area for unloading and should be shown on plans.</li> <li>• Front area of Garber needs to be fixed where signs were put up by the State.</li> <li>• *Show turnaround on plans.</li> </ul>	<p><b>6-0</b></p>
<p><b>SIENNA RESERVE (ORCHARD ROAD):</b> Located along Orchard Road, immediately west of the Bird Sanctuary Trail. Applicant Insite Land Development is requesting <b>PRELIMINARY SUBDIVISION AND SITE PLAN APPROVAL (PUBLIC HEARING)</b> associated with the subdivision of land to accommodate a 10-lot single-family residential development on a 5.94-acre parcel having SBL # 080.05-2-2.1 located in an R-3 Single Family Residential District under Sections 192-27 and 228-7 of the Code of the Town of Webster.</p>	<p><b>APPROVED PRELIMINARY W/ CONDITIONS:</b></p> <ul style="list-style-type: none"> <li>• Drawings to show private road for buffering</li> <li>• Needs additional landscape along north <ul style="list-style-type: none"> <li>• Need detail on buffer</li> </ul> </li> <li>• Developer to work with Town to address existing drainage issues at north end of project site</li> </ul>	<p><b>6-0</b></p>

