

SITE PLAN REVIEW AGENDA

Tuesday, July 23, 2019

NEW SITE PLAN REVIEW APPLICATIONS

File #: SP-03-19-20
Applicant: Anthony Daniele
Location: 725 West Ridge Road
Zoning District: M-1 Industrial District
Description: Construct a 4,096sf automated car wash with 12 parking spaces and 16 outdoor vacuum stations. Proposal includes subdivision of the 1.47 acre site from 725 West Ridge Road (73 acres).
Requirement for Site Plan Review: 120-191D(3)(b)[3][a]: Conversion to or from any vehicle-related use or development of any sites devoted to such uses including: car washes.
Site Plan Type: Minor
Quadrant: NW
Enforcement: No
SEQR: Unlisted
Contact Person: Tom Kicior, thomas.kicior@cityofrochester.gov, 585-428-7762

SITE PLAN REVIEW PROJECT UPDATES:

File #: SP-20-18-19
Address: 260 East Broad Street
Zoning District: Midtown Urban Renewal District/Center City Tower District
Description: Construct a five story, 106,542sf, mixed use building with retail on the first floor, offices on the second and third floors, and 28 residential units on the fourth and fifth floors.
Quadrant: SW
Contact Person: Tim Raymond, tim.raymond@cityofrochester.gov, 585-428-7770

File #: SP-22-18-19
Address: 1727 Lyell Avenue
Zoning District: Industrial District (M-1)
Quadrant: NW
Description: Legalize existing small engine repair and equipment rental, including legalization and expansion of parking lot, and establishment of outdoor storage.
Contact Person: Jill Wiedrick, jill.wiedrick@cityofrochester.gov, 585-428-6914
Notes: Special Permit Approved on Condition 7.15.19.

File #: SP-23-18-19
Address: 200-240 West Ridge Road et al. (31 parcels)
Zoning District: Planned Development (PD) 12 and Regional Destination Center District C-3.
Quadrant: NW
Description: Amend the existing Development Concept Plan and zoning text for PD 12 to facilitate the redevelopment of portions of Eastman Business Park for retail, office, research and development, educational, cultural, and residential uses. Existing manufacturing and industrial uses will remain. This proposal includes the re-opening of Eastman Avenue between Goodwill Street and Lake Avenue to public traffic although ownership and jurisdiction of this portion of Eastman Avenue will remain private.
Contact Person: Jason Haremza, jason.haremza@cityofrochester.gov, 585-428-7761
Notes: Proposal will be reviewed at the July City Council hearing.

File #: SP-19-18-19
Address: 327-347 Monroe Avenue
Zoning District: C-2 Community Center District
Quadrant: SE
Description: Construct a 2,600sf restaurant (Burger King) with double drive through and 19 parking spaces at 327-341 & 347 Monroe Avenue. Project includes the demolition of the existing restaurant at 327-341 (Arby's).
Contact Person: Jason Haremza, Jason.haremza@cityofrochester.gov, 585-428-7761

File #: SP-02-17-18
Address: 1 and 15 Manhattan Square Drive, 47 and 55 Savannah Street, Inner Loop Development Sites 4 and 5, 14607
Zoning District: Center City District, Base (CCD-B)
Quadrant: SW
Description: Redevelop an 18.18 acre site (multiple parcels) in the southeast portion of Rochester's Center City into a mixed use neighborhood. *See contact person for full project description or questions.*
Contact Person: Tim Raymond, tim.raymond@cityofrochester.gov, 585-428-7770
Notes: Site Plan approval with conditions issued for overall neighborhood concept and layout 6/1/2018. Individual project components will be subject to further review as they are submitted. Current review focuses on the Museum expansion, and mixed use buildings A-D.

PROJECTS IN NEED OF COMMITTEE CONSULTATION:

None