

SITE PLAN REVIEW AGENDA

Tuesday, November 12, 2019

NEW SITE PLAN REVIEW APPLICATIONS

File #: SP-13-19-20
Applicant: Matt Denker
Address: 93 Marsh Street
Zoning District: R-1 Low Density Residential
Description: Construct five single family attached homes and an 11 space ancillary parking lot. Six family dwelling to remain. Proposal includes the subdivision of one lot to six lots.

Requirement for Site Plan Review 120-191D(3)(a)[5] Parking lots over 10 spaces that do not meet the requirements for parking lots in § 120-173; 120-191D(3)(a)[1] New construction that does not meet the City-wide design standards set forth in this chapter, except those applications not meeting the residential building standards set forth in § 120-160A(2) to (4);

Site Plan Type: Minor
Quadrant: SW
Enforcement: No
SEQR: Unlisted
Contact Person: Tim Raymond, tim.raymond@cityofrochester.gov, 585-428-7770

SITE PLAN REVIEW PROJECT UPDATES:

File #: SP-09-19-20
Applicant: Ray Wetherbee, CDS Life Transitions
Address: 576-590, 570, 562-566 Joseph Avenue; 615, 621, 625 Clifford Avenue; 1, 2, 3, 4, 6 Theodore Street; 14, 16, 18, 20, 23, 24, 25, 26, 29, 30, 31, 34, 35, 36 Maria Street.

Zoning District: C-1 Neighborhood Center and R-1 Low Density Residential
Description: Construct a five-story 25,400sf, mixed use building with 1st floor commercial and office space, and 94 units on floors 1-5; a four-story 6,900sf, 20 unit multi-family dwelling; seven three-story 4,100sf, 10 unit multi-family dwellings; three parking lots; and associated landscaping and site improvements (total: 164 units, 105 parking spaces). Proposal includes the rezoning of 22 properties from R-1 to R-2.

Site Plan Type: Major
Quadrant: NE
Contact Person: Tom Kicior, Thomas.kicior@cityofrochester.gov, 428-7762

File #: SP-03-19-20
Applicant: Anthony Daniele, Daniele Family Companies
Address: 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).
Site Plan Type: Minor
Quadrant: NW
Contact Person: Tom Kicior, thomas.kicior@cityofrochester.gov, 585-428-7762
Notes: Waiting on comments from DEC.

File #: SP-20-18-19
Applicant: Ken Glazer, Buckingham Properties
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.
Site Plan Type: Major
Quadrant: SW
Contact Person: Tim Raymond, tim.raymond@cityofrochester.gov, 585-428-7770

File #: SP-19-18-19
Applicant: Ray Trotta, The Holland Trotta Project
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).
Site Plan Type: Major
Quadrant: SE
Contact Person: Tim Raymond, tim.raymond@cityofrochester.gov, 585-428-7770

File #: SP-02-17-18
Applicant: Steve Dubnik, Strong Museum; Howard Konar, Konar Properties; Jett Mehta, Indus Hospitality Group
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.*

Site Plan Type: Major
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.

PROJECTS IN NEED OF COMMITTEE CONSULTATION:

None