

City Planning Commission Grid
March 9, 2020

Case # / File #	Address	Record of Vote	Decision
<p><u>Case 1/ S-03-19-20</u> To subdivide one parcel into six parcels to facilitate the development of five attached single family dwellings (townhouses) and an ancillary parking lot to serve the existing multi-family dwelling and proposed five attached single family dwellings (townhouses); an action requiring City Planning Commission approval.</p>	93 Marsh St.	Held by Staff	
<p><u>Case 2/ E-21-19-20</u> To establish an 11 space ancillary parking lot and to consider an Alternative Parking Plan for four spaces to serve the existing multifamily dwelling and proposed five attached single family dwellings (townhouses) as part of the 93 Marsh Street project; an action requiring City Planning Commission approval.</p>	93 Marsh St.	Held by Staff	
<p><u>Case 3/ E-33-19-20</u> To establish a retail sales and service (laundromat) in a vacant nonconforming structure and to establish a nine space ancillary parking lot that is in excess of 110% of the parking requirement to serve the proposed use; an action requiring City Planning Commission approval.</p>	691-693 and 685-687 S Plymouth Ave.	6-0-0	Approved on Condition
<p><u>Case 4/ E-34-19-20</u> To construct a two-lane drive-through service window for a proposed restaurant (Burger King), and to establish parking in excess of 110% of the required parking for the proposed drive-through restaurant; an action requiring City Planning Commission approval.</p>	327-341 and 347 Monroe Ave.	5-1-0	Temporarily Approved for Three (3) Years Until March 31, 2023 on Condition
<p><u>Case 5/ E-35-19-20</u> To: 1) construct a 35,000 square foot addition to an existing school for grades nine through 12, 2) to expand an existing ancillary parking lot, and 3) to consider an Alternative Parking Plan for 51 spaces to serve the school; an action requiring City Planning Commission approval.</p>	8-14 Mark St., et. al.	6-0-0	Approved on Condition
<p><u>Case 6/ E-36-19-20</u> To establish: 1) one 37 space ancillary parking lot at 1-15 Laura St. for Rochester Police Department (RPD) officer personal vehicle parking to serve the proposed RPD - Goodman Section and Neighborhood Service Center (NSC) - Southeast Quadrant, 2) to establish one 32 space ancillary parking lot at 4-10 Laura St. for RPD officer personal vehicle parking to serve the proposed use, and 3) to establish one 30 space ancillary parking lot at 1240-1252 E Main St. for NSC patrons and staff to serve the proposed use; an action requiring City Planning Commission approval.</p>	1-15 Laura St., 4-10 Laura St., and 1240-1252 E Main St.	Held by Staff	

<p><u>Case 7/ E-37-19-20</u> To consider an Alternative Parking Plan for 47 spaces to serve the proposed five-story 132,953 square foot, mixed-use building with first floor commercial space and 94 rental apartment units on floors one through five; an action requiring City Planning Commission approval.</p>	<p>570 and 576-590 Joseph Ave., 615-625 Clifford Ave., and 1-4 Theodore St.</p>	<p>5-1-0</p>	<p>Approved</p>
<p><u>Case 8/ E-38-19-20</u> To construct: 1) one, four-story 26,633 square foot, 20-unit multifamily dwelling, 2) one, three-story 10,743 square foot 10-unit multifamily dwelling, and 3) to consider an Alternative Parking Plan for 24 spaces to serve the proposed two multifamily dwellings; an action requiring City Planning Commission approval.</p>	<p>23-35 Maria St.</p>	<p>5-1-0</p>	<p>Approved</p>
<p><u>Case 9/ E-39-19-20</u> To construct four, three-story 10,743 square foot, 10-unit multifamily dwellings and to consider an Alternative Parking Plan 15 spaces to serve the proposed four multifamily dwellings; an action requiring City Planning Commission approval.</p>	<p>14-36 Maria St.</p>	<p>5-1-0</p>	<p>Approved</p>
<p><u>Case 10/ E-14-19-20</u> To continue outdoor entertainment on the patio of an existing bar/restaurant, as established by Special Permit E-053-16-17; an action requiring City Planning Commission approval.</p>	<p>1000 North River St.</p>	<p>6-0-0</p>	<p>Approved</p>

City Planning Commission Members

Present: Watson, Marlin, Flower, Pichardo, Rebholz, and Mauzer

Absent: Carroll

Conditions

Case 3/E-33-19-20

Approved on condition that:

- 1) the applicant submit a landscaping plan, to be approved by the Manager of Zoning for the front yard area of the ancillary parking lot; and
- 2) the applicant evaluate the current lighting at the ancillary parking lot to ensure that it provides lighting for safety and does not cast direct rays of excessive brightness upon adjoining premises.

Case 4/E-34-19-20

Temporarily approved for three (3) years until March 31, 2023 on condition that:

- 1) a sidewalk from Alexander Street to the front entrance of the restaurant be added; and
- 2) a fence six (6) feet in height shall be installed along the south property line (immediately behind the brick retaining wall). The fence shall be solid and have two "good/finished" sides.

Case 5/E-35-19-20

Approved on condition that the fencing and landscaping along the south side of the ancillary parking be installed as proposed in order to ensure that it sufficiently screens the ancillary parking lot from the properties that face it located on Reed Park.