

PLANNING BOARD
TOWN OF BRIGHTON
MEETING OF JULY 20, 2016

TENTATIVE AGENDA

7:30 P.M.

CHAIRPERSON: Call the meeting to order.
Announce location of exits and that building is equipped with an alarm.

SECRETARY: Call the roll.

CHAIRPERSON: Approval of the June 15, 2016 meeting minutes.

CHAIRPERSON: Announce that the public hearings, as advertised for the Planning Board in the Brighton-Pittsford Post of July 14, 2016, will now be heard.

5P-02-16 Application of Thomas Galvin, Jr., owner, for Site Plan Modification to make parking lot improvements, adding spaces, creating access on to Monroe Parkway and constructing a turnaround (Sunset Drive frontage) on property located at 2240 Monroe Avenue. All as described on application and plans on file. **TABLED AT THE MAY 18, 2016 MEETING - PUBLIC HEARING REMAINS OPEN**

6P-02-16 Application of Mamasan's Monroe, LLC, owner, for Preliminary/Final Site Plan Approval and Conditional Use Permit Approval to construct a 416 sf building addition and operate Mamasan's Restaurant, with outdoor dining (417 sf outdoor patio) on property located at 2735 Monroe Avenue. All as described on application and plans on file. **TABLED AT THE JUNE 15, 2016 MEETING - PUBLIC HEARING REMAINS OPEN**

7P-01-16 Application of the Highlands at Brighton, owner, for extension of site plan modification approval (7P-07-15) allowing for the construction of a new court yard on property located at 5901 Lac De Ville Blvd. All as described on application and plans on file.

7P-02-16 Application of 2861 BHTL Rd., LLC, owner, and Spot on Development, agent, for Final Site Plan Approval, Final Subdivision Approval and Final Conditional Use Permit Approval to reconfigure two lots and redevelop the site with a 2,400 +/- sf Starbucks Coffee restaurant with drive-thru and outdoor dining on properties located at 2861 West Henrietta Road and 1634 Brighton Henrietta Town Line Road. All as described on application and plans on file.

NEW BUSINESS:

5P-NB1-16 Application of Bruce Coleman owner of property located at 2861 West Henrietta Road, IB Property Holdings LLC, owner of property located at 1634 Brighton Henrietta Town Line Road, and Angelo Inglassia / Spot on Development LLC, contract vendee, for Preliminary Site Plan Approval, Preliminary Subdivision Approval and Preliminary Conditional Use Permit Approval to reconfigure two lots and redevelop the site with a 2,400 +/- sf Starbucks Coffee restaurant with drive-thru

and outdoor dining. All as described on application and plans on file. **TABLED AT THE MAY 18, 2016 MEETING - PUBLIC HEARING REMAINS OPEN**

7P-NB1-16 Application of Alice Kanack, owner, for Preliminary Site Plan Approval to construct a 4,187 +/- sf building addition and to add 47 parking spaces on property located at 2077 South Clinton Road. All as described on application and plans on file.

CHAIRPERSON: Announce that public hearings are closed.

NEW BUSINESS: (cont.)

7P-NB2-16 Application of Jerome Koresko, Sr., owner, and Dr. Indra Guagliata, contract vendee, for Concept Review to raze a single family home, combine two lots into one and construct a 13, 500 +/- sf, two-story dental office on property located at 1230 East Henrietta Road. All as described on application and plans on file.

Review and advisory report regarding proposed amendments to the Code of the Town of Brighton, chapters 36, 129, 205 and 207.

Whole Foods Plaza Draft Environmental Impact Statement for the purposes of SEQRA review.

PRESENTATIONS:

NONE

COMMUNICATIONS:

NONE

PETITIONS:

NONE

SIGNS:

APP #	NAME & LOCATION	TYPE OF SIGN	ARB REVIEW
			PB DECISION
ARB & PB RECOMMENDATIONS AND/OR CONDITIONS			
1434	USA Payroll / Medical Office Building / Children's Care Center of Brighton 2601 Lac De Ville Blvd.	Free Standing	6/28/2016
ARB - Approved with conditions 1. All required variances shall be obtained.			
1435	Starbucks Coffee 2861 West Henrietta Road	Bldg Face Sign Package	6/28/16
ARB - Approved with conditions 1. All required variances shall be obtained. 2. The line drawings by Hilton Displays, showing the accurate proposed location and colors of signs (renderings were not accurate), are approved. 3. On the west elevation, the Siren logo and the drive-thru chevron shall be relocated so that the Siren is centered on a vertical and a horizontal seam, and the chevron centered on a horizontal seam, as shown on the east elevation.			
1436	Starbucks Coffee 2861 West Henrietta Road	Free Standing Menu Board Sign Package	6/28/16
Approved with conditions: 1. All required variances shall be obtained. 2. Information on the flood light illumination the ceiling of the order area shall be submitted.			