

## SITE PLAN REVIEW AGENDA

Tuesday, February 4, 2014  
10:00 AM City Hall Room 223B

### NEW SITE PLAN REVIEW APPLICATIONS:

**File #:** SP-027-13-14  
**Applicant:** Glenn Kellogg  
**Address:** 10 Winthrop Street, 15-17 Pitkin Street and 75 Charlotte Street  
**Zoning District:** Center City District-East End (CCD-E)  
**Description:** To change the use of a 18,000 sq. ft. building from vehicle repair to a full-line food store with accessory storage and office, including minor façade changes and new door on north wall, and minor grade changes to 75 Charlotte Street relating to proposed door.

**Section of Code:** 120-191D(3)(b)[3] conversion from a vehicle related use  
**Case Type:** Minor  
**Quadrant:** SW  
**Enforcement:** No  
**SEQR:** Unlisted (COMIDA funding involved – requires coordination)  
**Application Date:** 01/30/14  
**Contact Person:** Jason Haremza, 428-7761 or [jason.haremza@cityofrochester.gov](mailto:jason.haremza@cityofrochester.gov)

**File #:** SP-028-13-14  
**Applicant:** Todd Hockenberger, Precision Grinding & Manufacturing, Inc.  
**Address:** 1275 and 1305 Emerson Street  
**Zoning District:** Mt. Read Urban Renewal District (M-1)  
**Description:** To construct a 20,000 sq. ft. warehouse and manufacturing addition to the rear of the existing manufacturing operation. The existing storage containers on the site will be eliminated and the compactor will be relocated from the rear to the side of the building.

**Process:** The project includes work in a New York State wetland and is proximate to the former Emerson Street Landfill requiring referrals to NYSDEC, USACE and DES-DEQ.

**Section of Code:** 120-191D(3)(a)[8], a structure in excess of 20,000 sq. ft.  
**Case Type:** Minor  
**Quadrant:** NW  
**Enforcement:** No  
**SEQR:** Type I  
**Application Date:** 01/30/14  
**Contact Person:** Zina Lagonegro, 428-7054 [zina.lagonegro@cityofrochester.gov](mailto:zina.lagonegro@cityofrochester.gov)

**File #:** SP-029-13-14  
**Applicant:** Morgan Management, LLC.  
**Address:** 21 Humboldt Street  
**Zoning District:** M-1 Industrial  
**Description:** To construct a new loading dock and a 7,000 square foot outdoor storage area for HVAC equipment at rear of existing building for a new tenant.  
**Process:** The outdoor storage will require Special Permit approval by the City Planning Commission; scheduled for the March 10, 2014 meeting.  
**Section of Code:** 120-191D(3)(a)[12], an outdoor activity area accessory to a nonresidential use.  
**Case Type:** Minor  
**Quadrant:** SE  
**Enforcement:** No  
**SEQR:** Unlisted  
**Application Date:** 02/03/14  
**Contact Person:** Jason Haremza, 428-7761 or [jason.haremza@cityofrochester.gov](mailto:jason.haremza@cityofrochester.gov)

**PROJECTS IN NEED OF COMMITTEE CONSULTATION:**

**209-217 North Winton (northwest corner of Blossom), C-1.** To establish an ABVI/Goodwill donation center in unused vehicle repair bays at Tops gas station. Donation center would be staffed. May include drive-up/drive-through lane for donations.

**SITE PLAN REVIEW PROJECT UPDATES:**

None

**PRESENTATIONS:**

None