City Planning Commission Decision Grid
March 10, 2014

CASE #	ADDRESS	RECORD OF VOTE	DECISION
E-033-13-14 To establish two drive-through operations accessory to the proposed buildings located on lots 4 & 6 in the CityGate Planned Development District with hours of operation from 6:00AM to 2:00AM.	PD#11 CityGate (350 E. Henrietta Rd.)	**POSTPONED UNTIL APRIL 14, 2014 DUE TO LACK OF QUORUM FOR THE CASE**	
T-02-13-14 To amend the Zoning Code of the City of Rochester by adding Electric Vehicle Charging Stations to §120-163A. and to §120-163B.(9) and its definition to §120-208.	Citywide	**4-0-0**	**Recommend Approval**
OMA-06-13-14 To dedicate a portion of the parcel located at 1 Manhattan Square Drive and six (6) permanent easements located at the addresses listed above for right-of-way enhancements related to the Inner Loop East Transformation Project.	Portions of the following:1 Manhattan Square Drive; 216 Monroe Avenue; 321 East Avenue; 292 East Avenue; and 68-70 North Union Street	**4-0-0**	**Recommend Approval**
C-01-13-14/S-02-13-14 To permit minor modifications of the lot and yard requirements associated with the construction of a six (6) unit cluster development on the previously subdivided property known as 95 Barrington Street.	Barrington On the Park (95 Barrington Street)	**4-0-0**	**Approve**
E-036-13-14 To establish a hand car wash in a vacant, non-conforming building with hours of operation from 9:00AM to 7:00PM, Monday through Saturday.	510-522 Hudson Avenue	**4-0-0**	**Approve with Conditions**
E-037-13-14 To establish a fourth guest bedroom in a bed and breakfast establishment in an owner-occupied single family dwelling.	4 Fairview Heights	**4-0-0**	**Approve**
E-038-13-14 To establish outdoor storage, accessory to an existing manufacturing building.	21 Humboldt Street	**4-0-0**	**Approve with Waivers**
E-039-13-14 To add live entertainment to a bar/restaurant to include karaoke, a DJ, and vocalists until 2:00AM, Wednesday through Sunday.	463 North Street	**ADJOURNED UNTIL APRIL 14, 2014 AT THE REQUEST OF THE APPLICANT**	
E-040-13-14 To establish outdoor seating, accessory to a wine bar from 5:00PM to 11:00PM, Tuesday through **SATURDAY.**	217 Alexander Street	**4-0-0**	**Approve with Condition**

E-041-13-14 To continue operating a high-impact retail sales establishment in the form of a collectibles and jewelry exchange business which requires a secondhand dealer's license, and to extend the hours of operation from 9:00AM to 9:00 PM daily.	490 Monroe Avenue	**4-0-0**	**Approve**
E-042-13-14 To construct a gymnasium, accessory to the University Preparatory Charter School for Young Men.	1290 Lake Avenue and 433 Maplewood Avenue	**4-0-0**	**Approve with Conditions**

Planning Commission Members Present: Watson, Zimmer-Meyer, Rebholz, Hogan
Absent: Marlin

CONDITIONS:

E-036-13-14 (510-522 Hudson Avenue):

1) **No sales of motor vehicles shall occur on the property.**
2) **There shall be no overnight outdoor storage of motor vehicles or materials/equipment related to the operation.**
3) **There shall be no unlicensed motor vehicles on the property.**

E-038-13-14

1) **The Planning Commission chose to waive Section 120-175B. (2) that all outdoor storage shall be fully screened to ensure the area is not visible from the public right-of-way or adjacent residential districts, as storage will be minimally visible from Humboldt Street.**
2) **The Planning Commission chose to waive Section 120-175B. (3) that screening shall be of sufficient height and density to completely hide the storage from public view, as storage will be minimally visible from Humboldt street and the proposed chain link fence will not screen the outdoor storage.**
3) **The Planning Commission chose to waive Section 120-175B. (4) that screening shall be of sufficient height and density to completely hide storage from major highways, passenger rail lines and other public accessways, as storage may be visible from the passenger rail line.**
4) **The Planning Commission chose to waive Section 120-175B. (5) that all screening shall be maintained in such a manner as to present a neat and orderly appearance at all times, as screening shall not be provided.**

E-040-13-14

1) **Planters with greenery/flowers shall be used in conjunction with the delineation of the seating area.**

E-041-13-14

1) **The following shall be addressed as part of Final Site Plan Review with approval by the Director of Planning and Zoning;**
    a. **On-street parking system and signage**
    b. **Bus staging area(s)**
    c. **Issues related to picking up and dropping off students**
    d. **permanent off-street parking agreements**
    e. **security and lighting**