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RUSH PLANNING BOARD – 2006
APPLICATIONS & DECISIONS

JANUARY 17, 2006 – PUBLIC HEARING

APPROVAL OF MINUTES: December 20, 2005

PUBLIC HEARING:

Application 2005-22 P by Sickles Corporation for Re-Subdivision / Site Plan approval to combine 6 lots into 2 lots, a single family dwelling is planned for Lot #2. A single family dwelling exists on Lot #1. Property is located on west side of Boulder Creek Drive. Property is located in an R-30 Zoning District.

APPLICATION APPROVED 1/17/06

INFORMAL:

Sketch Plan for a proposed 21 Lot Subdivision on Middle Road.

Margie Stevens, 2458 Rush Mendon Road, asking if a permit is needed to open her Artist Studio to the public.

Arnold Carmichael, will be acting as Agent for **Application 2005-21 P** submitted by Duane & Debbie Stevens for Site Plan approval for property located at 7272 West Henrietta Road. Mr. Carmichael is asking to be brought up to date on this application.
Mr. Carmichael did not appear before the Board on this date.

Fredric Calev, 2516 Rush Mendon Rd, wishes to discuss the nursery operation located at 2500 Rush Mendon Rd. The nursery is operated by Kyle Stevens.

FEBRUARY 21, 2006 – PUBLIC HEARING

APPROVAL OF MINUTES: January 17, 2006

PUBLIC HEARING:

Application 2006-01 P by Harold & David Manning for Re-Subdivision / Site Plan approval to re-subdivide 18.7 acres into 5 Lots. There is an existing house on one of the lots. A single family dwelling is planned for each of the 4 lots created. Site Plan approval is requested for Lot # 16. The Lot is located on the southwest corner of Jeffords Road and Pinnacle Road. All property for this application is located south of Jeffords Road and west of Pinnacle Road. Property is located in an R-30 Zoning District.

APPLICATION APPROVED 2/21/06

INFORMAL:

Carl Foss, acting as Agent for Mr. James Volpe. Concept plan for property located west of Boulder Creek Drive, entrance will be on Rush Lima Road, east of St. Joseph Church.

Robert Ku, Agent for David Wang owner of Wildwood CC, inquiring about subdividing the property.

Sharon Rosenblum, 1919 Honeoye Falls #6 Rd, Special Permit to operate a farm market from this location.

Ms. Rosenblum did not appear before the Board on this date.

David Swinton, STS, 7500 West Henrietta Road, possible revised Site Plan to add trailers to the property.

Mike Perry, to discuss subdivision of Howlett property located on Rush West Rush Road.

MARCH 21, 2006 – PUBLIC HEARING

APPROVAL OF MINUTES: February 21, 2006

PUBLIC HEARING:

Application 2006-02 P by Joseph Nicolosi for Re-Subdivision / Site Plan approval to subdivide Lot #1 of the Country Acres West Subdivision containing 3.0 acres into 2 lots. There is an existing house on one of the lots. A single family dwelling is planned for the new lot created. Property is located at 7925 West Henrietta Road. Property is located in an R-30 Zoning District.

APPLICATION TABLED 3/21/06

INFORMAL:

Mike Clawson, New tenant operating Southern Meadows Golf Club, 1025 Rush Scottsville Road. To introduce himself and discuss the operation / future plans for the golf course.

Arnold Carmichael, to discuss Tabled **Application 2005-21 P** submitted by Duane & Debbie Stevens for property located at 7272 West Henrietta Road.

Mr. Carmichael did not appear before the Board on this date.

Fredric Calev, residing at 2516 Rush Mendon Rd, wishes to discuss with the Board Members permits / approvals granted to 2500 Rush Mendon Road.

Glenn Thornton & Manny D'Ambrosio 369 Kavanaugh Rd, to discuss site plan and possible 3-4 lot subdivision, 12.16 acre parcel.

APRIL 18, 2006 – PUBLIC HEARING

APPROVAL OF MINUTES: March 21, 2006

PUBLIC HEARING:

Application 2006-03 P by STS Division of Ethox International Inc. for Site Plan approval for the addition of a 64'x 36' triple trailer office unit for property located at 7500 West Henrietta Road. Property is located in a Commercial Zoning District.

APPLICATION APPROVED 4/18/06

Application 2006-04 P by Peter & Mary Lathron for Subdivision approval to subdivide a 2.919 acre parcel from a parcel containing 233 acres. There is an existing house on the 2.9 acre parcel. No further development is planned for the new parcel. Property is located on the east side of East River Road, south of Honeoye Falls # 6 Rd. Property is located in an R-30 Zoning District.

APPLICATION APPROVED 4/18/06

Application 2006-05 P by Frank Spiotta acting as Agent for Al DiMaria Properties LLC for Subdivision / Site Plan approval to subdivide a parcel containing 44 acres into 21 building lots. A single family dwelling is planned for each of the lots created. Property is located on the west side of Middle Road, south of Sylvan Knoll. Property is located in an R-30 Zoning District.

APPLICATION TABLED 4/18/06

Application 2006-06 P by Michael Clawson for a Special Permit to sell food and beverages at the Southern Meadows Golf Club located at 1025 Rush Scottsville Road. Property is located in an R-30 Zoning District.

SPECIAL PERMIT APPROVED 4/18/06

INFORMAL DISCUSSION:

Kyle Stevens, 2500 Rush Mendon Rd

Chuck Wolcott, 700 Five Points Rd

Dan Cornwall- to discuss previous approval for Section 2 of the Fieldstone Estates Subdivision. Section 2 being Lots # 1 - #10 proposed to be served by public water supply and private septic systems

Arnold Carmichael, to discuss Tabled **Application 2005-21 P** submitted by Duane & Debbie Stevens for property located at 7272 West Henrietta Road.

Chuck Salvaggio, 8300 West Henrietta Road, Subdivide existing parcel

MAY 16, 2006 – PUBLIC HEARING

APPROVAL OF MINUTES: April 18, 2006

PUBLIC HEARING:

Application 2005-21 P by Arnold Carmichael acting as Agent for Duane & Debbie Stevens for Site Plan approval to construct a retail / storage building, to renovate an existing building into office space, and to make utility improvements to the property. Property is located at 7272 West Henrietta Rd. Property is located in a Commercial Zoning District.

APPLICATION WAS PREVIOUSLY TABLED ON NOVEMBER 15, 2005
APPLICATION TABLED 5/16/06

Application 2006-02 P by Joseph Nicolosi for Re-Subdivision / Site Plan approval to subdivide Lot #1 of the Country Acres West Subdivision containing 3.0 acres into 2 lots. There is an existing house on one of the lots. A single-family dwelling is planned for the new lot created. Property is located at 7925 West Henrietta Road. Property is located in an R-30 Zoning District. **APPLICATION WAS PREVIOUSLY TABLED ON MARCH 21, 2006**
APPLICATION APPROVED 5/16/06

Daniel & Margaret Cornwall for approval for Section 2, Lots #1 - #10 of the Fieldstone Estates Subdivision to be served by private water supply and private septic systems. Property is located on the southeast corner of Rush Henrietta Townline Road and East River Road. **PRELIMINARY APPROVAL WAS GRANTED TO APPLICATION 2004-12 P ON MARCH 15, 2005.**
FINAL APPROVAL GRANTED ON 5/16/06

Charles & Cindy Wolcott to amend previously approved **Application 2005-07 P** for a Special Permit to park construction equipment at 700 Five Points Road. In addition, to add office space and rest room facilities in the existing pole barn. Property is located in an R-30 Zoning District.

APPLICATION WAS PREVIOUSLY APPROVED ON MAY 17, 2005
AMENDMENT OF APPLICATION DENIED ON 5/16/06

INFORMAL DISCUSSION:

Mr. Hiran, East River Rd, Hindu Temple addition.
Mr. Hiran did not appear before the Board on this date.

Paula Heininger, 5656 East Henrietta Rd. Pet grooming business.

Passero Associates acting as Agent for Rush Associates LLC, Conceptual Site Plan for property located at 7262 West Henrietta Road.

Fredric Calev, 2516 Rush Mendon Rd, to discuss with the Board Members operations taking place at 2500 Rush Mendon Road.

JUNE 20, 2006 – PUBLIC HEARING

APPROVAL OF MINUTES: May 16, 2006

PUBLIC HEARING:

Application 2006-07 P by Emanuel D'Ambrosio for Site Plan approval to build a single family dwelling to be located on Kavanaugh Rd, west of Works Rd. Property is located in an R-30 Zoning District.

APPLICATION APPROVED ON 6/20/06

Application 2006-09 P by Anna Moretti-Sayer & Eric Sayer for Site Plan approval to build a single family dwelling to be located on the east side of Works Rd, south of Honeoye Falls #6 Rd. Property is located in an R-30 Zoning District.

APPLICATION APPROVED ON 6/20/06

INFORMAL: Rebecca Guelli 359-9242, concept plan for a vehicle sales and service company to be located on Rush Henrietta Townline Road.

Ms. Guelli did not appear before the Board on this date.

JULY 18, 2006 PUBLIC HEARING

APPROVAL OF MINUTES: June 20, 2006

PUBLIC HEARING:

Application 2004-08 P by Arnold Carmichael for Subdivision / Site Plan approval to subdivide a parcel containing 19.9 acres into five (5) lots. One single-family dwelling is planned for each of the lots created. Property is located on Rush Henrietta Townline Road, 2033 feet west of Middle Road. Property is located in an R- 30 District.

APPLICATION WAS PREVIOUSLY TABLED ON 7/27/04

APPLICATION TABLED ON 7/18/06

Application 2006-08 P by Diane Nesmith for Re-Subdivision / Site Plan approval to subdivide a parcel containing 10.143 acres of the Sielaff West Subdivision into 4 building lots. A single family dwelling is planned for each of the lots created. Property is located on the west side of East River Road, south of Woodruff Road. Property is located in an R-30 Zoning District.

APPLICATION TABLED ON 7/18/06

Application 2006-10 P by Anthony Caccamise for Site Plan approval to build a single family home to be located on the east side of Keyes Road, south of #332 Keyes Rd. Property is located in an R-30 Zoning District.

APPLICATION APPROVED ON 7/18/06

Application 2006-11 P by Stevens Connor Post No. 1330 for Subdivision approval to combine a .093 acre parcel into property owned by the post. No development is planned for the new parcel. Property is located at 2611 Pinnacle Road, 78 feet north of Lyons Road. Property is located in an R-30 Zoning District.

APPLICATION APPROVED ON 7/18/06

Application 2006-12 P by Charles Salvaggio for Subdivision / Site Plan approval to subdivide 3 lots from a parcel containing 34.7 acres. A single family dwelling is planned for each of the lots created. Property is located on east side of West Henrietta Road, 605 feet north of Honeoye Falls Five Points Road. Property is located in an R-30 Zoning District.

APPLICATION APPROVED ON 7/18/06

Application 2006-13 P by Richard Roberts acting as Agent for Robert Goldstin & Karen Mueller for Subdivision / Site plan approval to subdivide a parcel containing 3.173 acres into 2 lots. A single family dwelling is planned for the new lot created. Property is located at 175 Rush West Rush Road. Property is located in an R-30 Zoning District.

APPLICATION APPROVED ON 7/18/06

AUGUST 15, 2006 – PUBLIC HEARING

APPROVAL OF MINUTES: June 20, 2006 & July 18, 2006

PUBLIC HEARING:

Application 2006-14 P by David & Barbara Bock for a Special Permit to build an in-law apartment onto the existing house. Property is located at 1 Pheasant Run, south of Jeffords Road. Property is located in an R-30 Zoning District.

APPLICATION FOR ACCESSORY APARTMENT TABLED ON 8/15/06

Application 2006- 15 P by Kyle D. Stevens, of Stevens & Sons LLC, & Stonewood and Waters, Inc. for a Special Permit to operate a Horticultural Nursery, Lawn & Landscape services and an office at property located at 2500 Rush Mendon Road. Property is located in an R-30 Zoning District.

APPLICATION TABLED ON 8/15/06

COMMUNICATIONS:

Rush Town Board request for the Rush Planning Board to pass a resolution to act as Lead Agency for the SEQRA review of the Dorschel re-zoning/site plan proposal.

INFORMAL DISCUSSION:

Ron Henkel - Pinnacle Homes, proposing Site Plan and re-zoning for property located between Boulder Creek Drive and Thunderidge Drive

SEPTEMBER 19, 2006 – REGULAR MEETING

APPROVAL OF MINUTES: August 15, 2006

ADMINISTRATIVE LOT LINE ADJUSTMENT:

Application 2006-16 P Fogarty Subdivision. Jeffrey T. Mulligan and Lesa Sobololewski requesting approval to subdivide an 8.652 acre parcel from a 150.82 acre parcel. There is an existing house on the 8.652 parcel. No new development is planned for the parcel created.

LOT LINE ADJUSTMENT GRANTED ON 9/19/06

TABLED APPLICATIONS:

Application 2006- 15 P by Kyle D. Stevens, of Stevens & Sons LLC, & Stonewood and Waters, Inc. for a Special Permit to operate a Horticultural Nursery, Lawn & Landscape services and an office at property located at 2500 Rush Mendon Road. Property is located in an R-30 Zoning District.

APPLICATION WAS PREVIOUSLY Tabled ON 8/15/06

SPECIAL PERMIT APPLICATION APPROVED ON 9/19/06

Application 2005-21 P by Arnold Carmichael acting as Agent for Duane & Debbie Stevens for Site Plan approval to construct a retail / storage building, to renovate an existing building into office space, and to make utility improvements to the property. Property is located at 7272 West Henrietta Rd. Property is located in a Commercial Zoning District.

APPLICATION WAS PREVIOUSLY Tabled ON 11/15/05 & 5/16/06

APPLICATION APPROVED ON 9/19/06

Application 2004-08 P by Arnold Carmichael for Subdivision / Site Plan approval to subdivide a parcel containing 19.9 acres into five (5) lots. One single-family dwelling is planned for each of the lots created. Property is located on Rush Henrietta Townline Road, 2033 feet west of Middle Road. Property is located in an R- 30 District.

APPLICATION WAS PREVIOUSLY Tabled ON 7/27/04 & 7/18/06

APPLICATION APPROVED ON 9/19/06

INFORMAL DISCUSSION:

Mike Weagley – proposing a subdivision to combine 10 Rush West Rush Road and the adjacent 40'x 213' parcel. After new lot is created, re-subdivide to create 2 lots with approved road frontage.

Mr. Weagley did not appear before the Board on this date.

OCTOBER 17, 2006

NO MEETING THIS MONTH – NO APPLICATIONS

NOVEMBER 21, 2006 – REGULAR MEETING

APPROVAL OF MINUTES: September 19, 2006

TABLED APPLICATION:

Application 2006-14 P by David & Barbara Bock for a Special Permit to build an in-law apartment onto the existing house. Property is located at 1 Pheasant Run, south of Jeffords Road. Property is located in an R-30 Zoning District.

Application was Tabled on 8/15/06. APPLICATION APPROVED 11/21/06

INFORMAL DISCUSSION:

Mr. Robert Pearce, 6009 East Henrietta Rd. Mr. Pearce is planning to open his woodworking shop to the public. This property is located in a Commercial Zoning District.

WORKSHOP:

Chris Karelus, of Passero Associates acting as Agent for Mr. Richard Dorschel for: **Application 2006-17 P** by Rush Associates LLC. for Subdivision / Site Plan approval for the construction of two commercial uses, parking areas, private septic systems, and a storm water management area on commercial zoned & rezoning sited areas on the subject property. Plans involve the construction of an 18,000 sq. ft motorsports retail store and a 7,825 sq.ft. bank. Property is located at 7262 West Henrietta Rd. Property is located in an R-30 Zoning District and a Commercial Zoning District.

DECEMBER 19, 2006 - REGULAR MEETING

APPROVAL OF MINUTES: November 21, 2006

Planning Boards recommendation to the Town Board regarding the petition from Rush Associates LLC to rezone property located on the north east corner of West Henrietta Road & Rush Scottsville Road.

PUBLIC HEARING:

Application 2006-18 P by Michael Flannery for Subdivision approval to combine two tax parcels into one. Property is located at 7070 West Henrietta Road. Property is located in an R-30 Zoning District.

APPLICATION APPROVED 12/19/06

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Application 2006-19 P by Harris RF Communications for Site Plan approval to use vacant land located north of Fishell Road for field testing of radio equipment. Property is located in a Limited Industrial Zoning District.

APPLICATION APPROVED 12/19/06

INFORMAL DISCUSSION:

David Knotowicz - To combine 2 parcels and run public water from Five Points Road to existing house located at 250 Honeoye Falls 5 Points Road.

Dan Noble, 7270 East River Road, revise the existing site plan.

Mike Perry - Howlett property located on Rush West Rush Road. Proposing Multiple Dwelling / Senior Housing and the re-zoning of the property.

Darlene M. Pilarski
Deputy Town Clerk

UPDATED 1/4/07