



Planning Board Meeting Results:

Meeting Date: July 1, 2025

Attendees: Board Members: A. Casciani; J. Kosel; D. Malta; P. Maltman; D. Anderson, D. Gasic, F. Ciardi; Attorney (Remote)

Staff: J. Artuso, K. Kolich; E. Corsi; K. Mortimer

Absent: M. Giardina

Agenda Item	Detailed Outcome	Vote
<p><u>TABLED MATTERS:</u></p> <p>1. PROVIDENCE SECTION 9: Located at Abruzzi Drive. Applicant H.G. Builders is requesting FINAL SUBDIVISION & SITE PLAN APPROVAL associated with the creation of 10-lots and construction of 10 single family dwellings on a 5.36-acre lot having SBL# 050.03-1-68.006 located in the R-1 Single Family Residential District under Sections 269-11, 296-19, and 350-10 of the Code of the Town of Webster.</p>	<p>APPROVED AS PRESENTED</p>	<p>6-0</p>
<p>2. KLEM ROAD POLE BARN: Located at 1054 Klem Road. Angel Lagares is requesting PRELIMINARY/FINAL SITE PLAN APPROVAL (PUBLIC HEARING) associated with the construction of a 1,920 SF pole barn on a 2.2-acre lot having SBL# 064.16-1-3 located in the R-2 Single Family Residential District under Sections 269-11, 350-11 and 350-36 of the Code of the Town of Webster.</p>	<p>APPROVED WITH CONDITIONS:</p> <ul style="list-style-type: none"> • Pole barn/ driveway must be drawn to scale on survey map prior to building permit issuance • No outdoor storage • Pole barn shall be used for personal storage only; not to be used for commercial purposes 	<p>6-0</p>
<p>3. COBBLESTONE PLACE PHASE 2: Located at 1025 Ravenside Lane. Applicant Evan Van Epps with Brickwood Management is requesting PRELIMINARY/FINAL SITE PLAN APPROVAL (PUBLIC HEARING) in association with the construction of a 3-story building containing 47 market rate apartment units on a 5.0-acre lot having SBL# 079.15-1-8.003/SEN2 located in the MHR Medium High Residential District under Sections 269-11 and 350-14 of the Code of the Town of Webster.</p>	<p>APPLICATION TABLED FOR AUGUST 5, 2025, MEETING</p>	<p>6-0</p>

<p>4. PARKING LOT EXPANSION: Located at 1050 Gravel Road. Applicant Michael Nuccitelli is requesting PRELIMINARY/FINAL SITE PLAN APPROVAL (PUBLIC HEARING) associated with a 20' x 105' parking lot expansion to an existing office building and self-storage facility on a 0.5-acre lot having SBL# 078.20-1-69 located in the MC Medium Intensity District under Section 269-11 and 350-18 of the Code of the Town of Webster.</p>	<p>APPROVED AS PRESENTED; NO OUTDOOR STORAGE</p>	<p>6-0</p>
<p>5. FINGER LAKES FEDERAL CREDIT UNION: Located at 711 and 715 Ridge Road. Applicant Jason Stanley is requesting PRELIMINARY SITE PLAN APPROVAL (PUBLIC HEARING) in association with the demolition of the existing structures (two-story residential dwelling, barn and garage) and the construction of a new 2,600SF banking facility with internal site parking on a proposed 2.26-acre lot having SBL#s 079.17-1-78.111 and 079.17-1-79 located in the MC Medium Intensity Commercial District under Section 269-5 and 350-18 of the Code of the Town of Webster.</p>	<p>APPROVED WITH CONDITIONS:</p> <ul style="list-style-type: none"> • Approvals are subject to revised drawings dated June 16, 2025 • Subject to Engineering Department comments 	<p>6-0</p>
<p>6. COBBLESTONE PLACE PHASE 2: Located at 1025 Ravenside Lane. Applicant Evan Van Epps with Brickwood Management is requesting PRELIMINARY/FINAL SITE PLAN APPROVAL (PUBLIC HEARING) in association with the construction of a 3-story building containing 47 market rate apartment units on a 5.0-acre lot having SBL# 079.15-1-8.003/SEN2 located in the MHR Medium High Residential District under Sections 269-11 and 350-14 of the Code of the Town of Webster.</p>	<p>APPLICATION TABLED TO AUGUST 5, 2025, MEETING</p>	<p>6-0</p>
<p><u>SCHEDULED MATTERS:</u></p> <p>1. SIENNA RESERVE: Located on Orchard Rd. Applicant Insite Land Development, Inc. is requesting FINAL SITE PLAN AND SUBDIVISION APPROVAL associated with the creation of ten (10) single-family lots on a 5.94-acre parcel having SBL# 080.05-2-2.1 located in the R-3 Single Family Residential District under Section 269-10, 296-27, and 350-12 of the Code of the Town of Webster.</p>	<p>APPLICATION TABLED TO AUGUST 5, 2025, MEETING</p>	<p>6-0</p>

<p>2. LOCKWOOD ELECTRIC: Located at 633 Basket Road. Applicant Lon Lockwood is requesting PRELIMINARY SITE PLAN APPROVAL (PUBLIC HEARING) associated with the construction of an 8,822SF multi-tenant post-frame style building on a 1.48-acre lot having SBL# 066.03-1-9.11 located in the IN Industrial District under Section 269-11 and 350-22 of the Code of the Town of Webster.</p>	<p>APPROVED WITH CONDITIONS:</p> <ul style="list-style-type: none">• RG&E easement agreement shall be submitted to the Town with Final Plans• Dumpster enclosure shall be masonry• Elevations drawings, including color scheme to be incorporated into final plan set.	<p>6-0</p>
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