



a town for a lifetime **IRONDEQUOIT** *New York*

Irondequoit Planning Board Results of the JUNE 23, 2025 Meeting.

PLEASE TAKE NOTICE that the **Irondequoit Planning Board** held a Public Hearing at the Irondequoit Town Hall, 1280 Titus Avenue, in the Broderick Room on **MONDAY, JUNE 23, 2025 AT 7:00 PM** local time to consider the following application(s).

PUBLIC HEARING(S):

Case No: PB2025.06.01

Request by Robert Tschiderer for Steep Slope Environmental Protection Overlay District Approval to construct a 162 SF deck in the rear yard within a steep slope area, on premises 260 Point Pleasant Road in an R-2 Residential District.
The Planning Board approved the Steep Slope Environmental Protection Overlay District permit subject to the applicant addressing all the Conservation Board comments in their letter dated June 5, 2025.

Case No: PB2025.06.02

Request by Costich Engineering, acting as agent for Beacon Estates, LLC, Daniel Cappa Jr., for Subdivision Approval and Steep Slope & Woodlot Environmental Protection Overlay District Approvals for the creation of a new five (5) lot subdivision to construct five (5) new single-family dwellings, on premises 245, 298 Newport Road and Tax Id: 077.16-1-31.21, in the R-1 Residential District.

The Planning Board tabled the application in agreement with the agent / applicant subject to address all comments submitted by the Town Engineer in their letter dated 06.23.2025 and the Monroe County Department of Planning & Development comments in their referral #IR25006 dated 06.12.2025.

Request by Crown Castle Fiber, LLC for Preliminary/Final Site Plan Approval to construct and operate small cell antennas with associated equipment on new poles located in the public right-of-way at the following locations:

- In front of, near, or in the vicinity of 122 Mayfair Drive (PB2025.04.01)
- In front of, near, or in the vicinity of 7 Leland Road (PB2025.04.02)
- In front of, near, or in the vicinity of 10 Lake Terrace (PB2025.04.03)
- In front of, near, or in the vicinity of 233 Pinecrest Drive (PB2025.04.04)
- In front of, near, or in the vicinity of 119 Pinecrest Drive (PB2025.04.07)

The Planning Board denied the applications as indicated in Resolution dated 06.23.2025 entitled: Preliminary/Final Site Plan Application, Crown Castle Fiber, LLC, Cases: PB2025.04.01, PB2025.04.02, PB2025.04.03, PB2025.04.04, and PB2025.04.07

Town Board Referral: 07PH2025-1:

Request by Land Tech Planning and Surveying as property owner has submitted an application to Rezoning 31 Dozier Lane, Tax ID: 092.07-1-85 in the R-1 Residential District to RRPDD – Ridge Road Planned Development District for the development of proposed mini storage units and flex office space buildings.
The Board unanimously agreed to postpone this referral until July 14, 2025, Planning Board Workshop meeting.



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Town Board Referral: 07PH2025-2:

Request by Land Tech Planning and Surveying acting as agent to Rezone 1776, 1750, 1732, 1720 and 1710 Hudson Avenue in the R-1 Residential and Manufacturing Districts to R-5 Residential District for the development of proposed two, 45-unit apartment buildings with a community and maintenance building.

The Board offered a Positive Referral with the following comments/recommendations:

- *It would help meet the goals of the Town, County and the State for housing.*
- *It would bring continuity in zoning to the parcels by rezoning them to R-5.*
- *The Planning Board is anxious to see a detailed site plan.*