



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

Irondequoit Planning Board Results of the July 27, 2026 Meeting.

PLEASE TAKE NOTICE that the **Irondequoit Planning Board** held a Special Public Hearing at the Irondequoit Town Hall, 1280 Titus Avenue, in the Broderick Room on **MONDAY, JULY 27, 2026 AT 7:00 PM** local time to consider the following application(s).

PUBLIC HEARING(S):

Case No: PB2025.12.01-S

Request by Sign and Lighting Services, acting as agent for 1765 Ridge Rd LLC (Key Bank), has made application for Signage Approval by the conditions of site plan approval granted February 18, 2026, on premises 1765 E. Ridge Road, in the RRPDD-Ridge Road Planned Development District.

The Board granted Signage approval with conditions.

Case No: PB2025.06.02

Resubmittal request by Costich Engineering, acting as agent for Beacon Estates, LLC, for Subdivision Approval, to subdivide three existing parcels into a five-lot subdivision for proposed single family dwellings, on premises 245, 298 Newport Road and Tax Id: 077.16-1-31.21, in the R-1 Residential Zoning District.

The Board tabled the application.

Case No: PB2026.06.02

Request by Harris Beach Murtha Cullina, PLLC acting as agent for Mocado, LLC d/b/a: Good Life Collective for a Special Use Permit Approval to operate a New York State licensed adult-use cannabis retail dispensary relating to time, place and manner on premises 1849 E. Ridge Road, in the M-Manufacturing District.

The Board granted the Special Use Permit with conditions.

Case No: PB2026.07.01

Request by Marathon Engineering, acting as agent for Bishop Kearney High School, for Preliminary/Final Site Plan Approval for the construction of a +/-66,000SF Special District Building with site related improvements, on premises 125 Kings Highway S., in an R-1 Residential Zoning District.

The Board granted Preliminary / Final Site Plan approval with conditions.

Case No: PB2026.07.02

Request by Andrew Kolupski, d/b/a Wicked Reserve Dispensary for a Special Use Permit to operate a New York State licensed adult-use cannabis retail dispensary relating to time, place and manner, on premises 101 Pattonwood Drive, aka: 111 Pattonwood Drive, in the RH – River Harbor Zoning District.

The Board granted the Special Use Permit with conditions.