

AGENDA
CITY PLANNING COMMISSION
Monday, December 5, 2011
6:00 P.M.
CITY HALL COMMON COUNCIL CHAMBERS

	<u>PAGE</u>
I. Approval of the minutes of the November 14, 2011 Planning Commission Meeting	
II. Public Notice	
III. Public Hearings	
1) <u>R-11-33</u> Resubdivision 1701, 1713, and 1715 North Salina Street Combine three parcels into one new Lot James H. O'Neill (owner/applicant) Industrial, Class A	1
2) <u>R-11-34</u> Resubdivision 820-900 and 1000-1056 East Water Street Subdivide two parcels into eight new Lots Upstate Properties Development, Inc. (owner/applicant) Residential, Class B	13
3) <u>3S-11-18</u> Three Mile Limit Subdivision Review 809 South Vine Street Subdivide 1.768 acres into two new Lots James Stoddard (owner/applicant) Residential, R-1	33
4) <u>R-11-32</u> Resubdivision 2900, 2912-2914 and 2924-2930 James Street, 100 South Midler Avenue-Rear, and 115 South Edwards Avenue Combine five parcels into one new Lot Tino Marcoccia (owner/applicant) Business, Class A and James Street Overlay District	43
5) <u>PR-11-41</u> Project Site Review 2900, 2912-2914 and 2924-2930 James Street, 100 South Midler Avenue-Rear, and 115 South Edwards Avenue Demolish three commercial structures and one residential dwelling to construct a retail store Tino Marcoccia (owner/applicant) Business, Class A and James Street Overlay District	53

IV. Old Business

- 1) R-11-23 ***
Resubdivision
110-132, 121, 134-140, and 135 Bartlett Street, and 109 and 111-135 Homer Street
Resubdivide six lots into 32 new Lots
Morning View, LLC (owner/applicant)
Residential, Class A-1
- 2) Z-2730 ***
Planned Development Review
110-132, 121, 134-140, and 135 Bartlett Street and 109 and 111-135 Homer Street
Construct 32 Dwellings with Open Lands
Morning View, LLC (owner/applicant)
Residential, Class A-1
- 3) 2012 Meeting Schedule 111

V. New Business

- 1) Z-2737
Re-Affirm Approval
Text Amendment-Parking Regulations for Special Permit Restaurants
Part C, Section IV, Article 2
Special Permit Uses and Requirements
Parking for Restaurant Uses
City of Syracuse Office of Zoning Administration (Petitioner)
- 2) Z-2738
Re-Affirm Approval
Text Amendment-Project Site Review
Part C, Section I, Article 10
City of Syracuse Office of Zoning Administration (Petitioner)

VI. Public Hearing Authorizations for MONDAY, December 19, 2011

- 1) SP-11-26
Special Permit-Restaurant
508-510 Westcott Street
Gary Dong (applicant)
Gemmi Boy, LLC (owner)
Business, Class A
- 2) SP-11-27
Special Permit-Restaurant
508-510 Westcott Street
Beer Belly Deli, LLC, dba Beer Belly Deli & Pub (applicant)
Gemmi Boy, LLC (owner)
Business, Class A

- 3) SP-07-32 M1
Special Permit Modification–Care Home
Floor Plan Modification
712-720 Hickory Street
Syracuse Brick House, Inc., dba Syracuse Behavioral Healthcare (owner/applicant)
Residential, Class A
- 4) SP-98-33 M1
Special Permit Modification–Care Home
Floor Plan Modification
847 James Street
Syracuse Brick House, Inc., dba Syracuse Behavioral Healthcare (owner/applicant)
Office, Class A
- 5) R-11-36
Resubdivision
Subdivide four lots into three new Lots
310 (312), 312-314 (314), 318 (316) and 320 Gertrude Street
Northeast Hawley Development Association, Inc. (owner/applicant)
Residential, Class B
- 6) 3S-11-19
Three-Mile Limit Subdivision Review
Subdivide one parcel into two new Lots
428 and 430 Tilden Drive, Town of DeWitt
Robert Clasen (owner/applicant)
Residential
- 7) 3S-11-20
Three-Mile Limit Subdivision Review
Subdivide one lot into two new Lots
5998 Belle Isle Road, Town of Camillus
John and Pamela Woollis (owners/applicants)
Residential