

AGENDA
CITY PLANNING COMMISSION
Monday, January 9, 2012
6:00 P.M.
CITY HALL COMMON COUNCIL CHAMBERS

	<u>PAGE</u>
I. Approval of the minutes of the December 19, 2011 Planning Commission Meeting	
II. Public Notice	
III. Public Hearings	
1) <u>R-11-38</u> Resubdivision Resubdivide four parcels into two new Lots 203 and 205-207 Marcellus Street and 200 and 206 Wyoming Street Home Headquarters, Inc, J. Scott Tripp, LLC., and PEACE, Inc. (owners) Home Headquarters, Inc. (applicant) Business, Class A	1
2) <u>Z-2740</u> Regulating Plan Amendment Reduce and Adjust Designated Civic Space (Green Space) Eliminate Proposed Street Corner of North Geddes Street and West Kirkpatrick Street Salt City Enterprises (petitioner) Split-Zoned Lakefront, T-4/T-5/GR	13
3) <u>SP-11-28</u> Special Permit-Interim Recreation Field 476 West Kirkpatrick Street Salt City Enterprises (owner/applicant) Split-Zoned Lakefront, T-4/T-5/GR	31
4) <u>SP-11-29</u> Special Permit-Parking Lot 922 North Geddes Street, Rear Salt City Enterprises (owner/applicant) Lakefront, T-4	43
5) <u>SP-11-30</u> Special Permit-Access Drive 1032-1040 North Geddes Street Salt City Enterprises (owner/applicant) Split-Zoned Lakefront, T-4/T-5	53

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IV. Minor Modifications

- 1) Z-2623 M1 63
Change of Occupancy Modification-Gasoline Station
Signage Modification
407 James Street
Atlantic Refining/Sunoco Inc. (owners)
Natalie Peterson (applicant)
Office, Class B
- 2) Z-2702 M1 79
Project Plan Review Modification
Floor Plan Modification
701-15 North Townsend Street, 305 and 306-08 East Laurel Street, and 301, 320-22 and
400-06 Prospect Avenue
St. Joseph's Hospital and Health Center (owner)
Kevin Gilligan (applicant)
Planned Institutional District

V. Old Business

- 1) SP-11-26 97
Special Permit-Restaurant
508-510 Westcott Street
Gary Dong (applicant)
Gemmi Boy, LLC (owner)
Business, Class A
- 2) SP-11-27 135
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) R-11-23 173
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
- 4) 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

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VI. New Business

- 1) R-08-18 175
Resubdivision-Map Filing Extension
Combine two lots into one new Lot
300 and 334-344 West Fayette Street
Syracuse Supply Co. and Armory Property Management (current owners)
RHS Holdings, LLC (contract purchaser)
CBD-GS
- 2) R-10-28 189
Resubdivision-Map Filing Extension
Combine three lots into one new Lot
115 West Fayette Street and 300-306-12 South Salina Street
MDF Property Holdings, LLC and the City of Syracuse (owners/applicants)
CBD-R and CBD-GSA
- 3) 3S-06-08 201
Three-Mile Limit Subdivision Review-Final Lot Layout
Applecross Woods, Section 3A Amended, Town of DeWitt
D.W. Hannig, L.S., P.C. (applicant)

VII. Public Hearing Authorizations for MONDAY, January 30, 2011

- 1) SP-84-49 M3
Special Permit Modification-Used Car Sales
Site Plan and Sign Modification
322 Butternut Street
Ronald P. Yehle (owner/applicant)
Business, Class A
- 2) PR-07-08 M1
Site Plan Review Modification
Sign Modification
430 Spencer Street
Uncle Bob's Self-Storage-Betsy Vyoral (owner/applicant)
Lakefront, T4/T5
- 3) R-11-39
Resubdivision
Combine three parcels into two new Lots
914 and 918-22 Irving Avenue and 141 Stadium Place
Syracuse University (owner/applicant)
Planned Institutional District

- 4) R-11-40
Resubdivision
Combine two parcels into one new Lot
620 and 622 Gifford Street
Home Headquarters, Inc. (owner/applicant)
Residential, Class AA
- 5) 3S-11-21
Three-Mile Limit Subdivision Review-Homewood Estates, Phase III
Subdivide 26 lots into 19 new Lots
McClennan Drive and Third Street, Town of Manlius
Stephen McGinnis (owner/applicant)
- 6) 3S-11-22
Three-Mile Limit Subdivision Review-Leonard Isserlis Farm Subdivision Amd.
Subdivide two lots into two new Lots
4061 Cook Farm Road, Town of LaFayette
Leonard Isserlis (owner/applicant)
Restricted Agriculture
- 7) 3S-11-23
Three-Mile Limit Subdivision Review-Maurer-Weaver Simple Subdivision
Subdivide two lots into two new Lots
6049 Brevity Lane, Town of LaFayette
George E. Maurer and Rose M. Weaver Living Trust (owners)
George E. Maurer (applicant)
- 8) 3S-11-24
Three-Mile Limit Subdivision Review-Red Barn Acres
Subdivide four lots into 35 new Lots
7165 and 7175 Buckley Road, Town of Clay
Red Barn Country, LLC (owner/applicant)
- 9) SP-11-31
Special Permit-Restaurant
1700 Lodi Street
Tatyana Mahmoud (owner)
Hani Mahmoud (applicant)
Business, Class A
- 10) SP-11-32
Special Permit-Restaurant
414 Ash Street
Khuon Huynh (owner/applicant)
Business, Class A

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11) PR-11-47

Project Site Review

Construct two retail buildings with accessory parking

117, 121-23 and 201-11 Teall Avenue, 1529 (1503), 1605 and 1625-41 Erie Boulevard
East, and 1501 and 1605 Erie Boulevard East Rear

KBG-I, LLC (owner)

Scannell Properties #128, LLC (applicant)

Industrial, Class A

12) SR-12-01

Site Plan Review

Request to Install Signage

507 Plum Street

Syracuse Industrial Development Agency (owner)

Columbian Financial Group (applicant)

Lakefront, T5(2)