

T E N T A T I V E A G E N D A
BOARD OF APPEALS - TOWN OF BRIGHTON
MAY 2, 2018

7:15 P.M.

CHAIRPERSON: Call the meeting to order.
 Announce location of exits and that the building is equipped with an alarm.

SECRETARY: Call the roll.

CHAIRPERSON: Approve the minutes of the March 7, 2018 meeting.
 Approve the minutes of the April 4, 2018 meeting.

CHAIRPERSON: Announce that the public hearings as advertised for the BOARD OF
 APPEALS in the Brighton Pittsford Post of April 28, 2018 will now be held.

5A-01-18 Application of Monroe Realty Associates, contract vendee, and Toliver, LLC, owner of property located at 2087 Monroe Avenue, for Area Variances from Section 205-7 to construct a new medical office building with 1) a 10 ft. front setback (Monroe Avenue) where a 30 ft. front setback is required by code, 2) a 10 ft. rear setback (west property line) where a 50 ft. rear setback is required by code, and 3) to allow impervious lot coverage to be 75.7 % in lieu of the maximum 65% allowed by code. All as described on application and plans on file.

5A-02-18 Application of Monroe Realty Associates, contract vendee, and Toliver, LLC, owner of property located at 2087 Monroe Avenue, for Area Variances from Section 205-18A to 1) allow for front yard parking (Brooklawn Drive frontage) where not allowed by code, 2) allow parking/pavement within 5 ft. of the south property line where a 10 ft. setback is required by code, and 3) to allow parking/pavement within 1.5 ft. from the west lot line where a 10 ft. setback is required by code. All as described on application and plans on file.

5A-03-18 Application of Victoria Goldstein, owner of property located at 490 Claybourne Road, for an Area Variance from Section 203-2.1B(6) to allow a standby emergency generator to be located in a side yard in lieu of the rear yard behind the house as required by code. All as described on application and plans on file.

5A-04-18 Application of Paul Viele, owner of property located at 55 Southern Drive for a Variance from Section 73-27 - Fire Sprinkler Systems, and in accordance with Section 73-29, to allow a new storage building/addition to be constructed without a sprinkler system where one is required by code. All as described on application and plans on file.

5A-05-18 Application of Iryna Shkavritko, owner of property located at 55 Oak Lane, for Area Variances from Section 205-2 to 1) allow for the construction of a 953 sf attached garage where a maximum 900 sf attached garage is allowed by code, and 2) allow said attached garage to have a 19.6 ft rear setback where a 60 ft. rear setback is required by code. All as described on application and plans on file.

5A-06-18 Application of Design Works Architecture, agent, and Iyla and Isanna Voloshin, owners of property located at 2700 East Avenue, for an Area Variance from Section

205-2 to allow for the construction of a house with a 42.25 ft. rear setback in lieu of the maximum 60 ft. rear setback required by code. All as described on application and plans on file.

- 5A-07-18 Application of Timothy and Carol Fitzgerald, owners of property located at 11 Old Mill Road for 1) an Area Variance from Sections 203-2.1B(3) and 207-11 to allow an in-ground pool to be located in a front yard in lieu of the rear yard as required by code; and 2) an Area Variance from Section 207-2A to allow a front yard fence to be 4 ft. in height in lieu of the maximum 3.5 ft. allowed by code. All as described on application and plans on file.
- 5A-08-18 Application of Timothy and Carol Fitzgerald, owners of property located at 11 Old Mill Road for an Area Variance from Section 203-2.1B(2) to allow a shed to be located in a front yard in lieu of the rear yard as required by code. All as described on application and plans on file.
- 5A-09-18 Application of David Waldarek, architect, and Nathan Schroeder, owner of property located at 190 Idlewood Road, for an Area Variance from Section 205-2 to allow a garage addition to extend 6 ft. into the 12 ft. side setback required by code. All as described on application and plans on file.
- 5A-10-18 Application of Kim Weeks and Greg Hurwitz, owners of property located at 104 Council Rock Avenue, for an Area Variance from Section 205-2A to allow a front yard fence to be 5 ft. in height in lieu of the maximum 3.5 ft. allowed by code. All as described on application and plans on file.
- 5A-11-18 Application of Rufus and Amy Judson, owners of property located at 3525 Elmwood Avenue, for Area Variances from Section 205-2 to 1) allow for the construction of a new house with 6,686 +/- sf of livable floor area where a maximum 5,490 sf of livable floor area is allowed by code, and 2) allow for said house to have a 1,556 +/- sf attached garage where a maximum 900 sf attached garage is allowed by code. All as described on application and plans on file.
- 5A-12-18 Application of Rufus and Amy Judson, owners of property located at 3525 Elmwood Avenue, for Area Variances to allow for the conversion of a detached garage into a pool house. These variances include 1) an Area Variance from Section 203-2.1B to allow said pool house to be located in side yard in lieu of the rear yard as required by code; 2) an Area Variance from Section 203-2.1B(2) to allow the pool house to be 920 sf in lieu of the maximum 250 sf allowed by code; 3) an Area Variance from Section 207-6A(1) to allow the pool house to be 19.8 ft. in height in lieu of the maximum 16 ft. allowed by code; and 4) an Area Variance from Section 207-6A(2) to allow the pool house to be 3.4 ft. from a side lot line in lieu of the minimum 5ft. required by code. All as described on application and plans on file.
- 5A-13-18 Application of Rufus and Amy Judson, owners of property located at 3525 Elmwood Avenue, for 1) an Area Variance from Section 203-2.1B(6) to allow a standby emergency generator to be located in a side yard in lieu of the rear yard behind the house as required by code; and 2) an Area Variance from Sections 203-2.1B and 207-11A to allow an in-ground swimming pool and spa to be located in a side yard in lieu of the rear yard as required by code. All as described on application and plans on file.

CHAIRPERSON: Announce that public hearings are closed.

NEW BUSINESS:

NONE

OLD BUSINESS:

NONE

PRESENTATIONS:

NONE

COMMUNICATIONS:

NONE

PETITIONS:

NONE