

BRIGHTON LEGAL NOTICE  
NOTICE OF DECISIONS  
BOARD OF APPEALS  
MEETING HELD AUGUST 3, 2022

8A-01-22 Application of John Inzinna and Jaclyn Whitney, owners of property located at 325 Antlers Drive, for an Area Variance from Section 207-2A to allow a 6.5 ft. high fence in a front yard area where a maximum 3.5 ft high fence is allowed by code. **APPROVED WITH CONDITIONS**

8A-02-22 Application of Michael Jachles, owner of property located at 135 Edgemoor Road, for an Area Variance from Section 205-2 to allow a deck to extend 6 +/- ft into the 40 ft. rear setback required by code. **APPROVED WITH CONDITIONS**

8A-03-22 Application of Meaghan Fee Spencer, owner of property located at 111 Hampshire Drive, for an Area Variance from Section 203-2.1B(7) and 203-9A(4) to allow an air conditioning unit to be 4 ft. from a lot line in lieu of the minimum 5 ft. required by code. **APPROVED WITH CONDITIONS**

8A-04-22 Application of PEMM, LLC, contract vendee, and Bristol Valley Homes, LLC, owner of property located at 3108 East Avenue, for a Use Variance from Section 203-44 to allow a gas station with convenience store to be located in a BE-1 Office and Office Park District where not allowed by code. **TABLED - PUBLIC HEARING REMAINS OPEN**

8A-05-22 Application of PEMM, LLC, contract vendee, and Bristol Valley Homes, LLC, owner of property located at 3108 East Avenue, for an Area Variance from Section 207-6B to allow an accessory structure (gas canopy) to be located in a front yard in lieu of the rear yard as required by code. **TABLED - PUBLIC HEARING REMAINS OPEN**

8A-06-22 Application of PEMM, LLC, contract vendee, and Bristol Valley Homes, LLC, owner of property located at 3108 East Avenue, for Area Variances from Section 205-18 to 1) allow parking of vehicles to within 2 ft. for a side lot line (north) where a 10 ft. setback is required by code, and 2) allow paved areas / aisles up to the front lot line where a 20 ft. setback is required by code. **TABLED - PUBLIC HEARING REMAINS OPEN**

OLD BUSINESS:

5A-01-22 Application of Reza Hourmanesh, architect, and Guiyan Li, owner of property located at 2720 West Henrietta Road, for an Area Variance from Section 205-12 to allow for 45 parking spaces in conjunction with a new grocery store in lieu of the minimum 55 parking spaces required by code. **TABLED AT THE MAY 4, 2022 MEETING - ADJOURNED BY APPLICANT**

5A-02-22 Application of Reza Hourmanesh, architect, and Guiyan Li, owner of property located at 2720 West Henrietta Road, for an Area Variance from Section 205-7 to allow for impervious surface area to increase, after site modifications, from 83.2% to 84.9% in lieu of the maximum 65% allowed by code. **TABLED AT THE MAY 4, 2022 MEETING - ADJOURNED BY APPLICANT**

Rick DiStefano, Secretary  
BOARD OF APPEALS  
August 4, 2022