

**BRIGHTON LEGAL NOTICE
NOTICE OF DECISIONS
BOARD OF APPEALS
MEETING HELD APRIL 10, 2023**

3A-06-23 Application of Larry and Stacy Turowski, owners of property located at 141 St. Regis Drive South, requesting modification of an approved setback variance for a detached garage (10A-08-22) to be reduced from the approved 4.7 ft to 2.7 ft. where a 5 ft. minimum setback is required by code. **APPROVED WITH CONDITIONS**

4A-01-23 Application of Robert Piazza Palotto, owner of property located at 2500 Elmwood Avenue, for modification of an approved variance (9A-06-22) to allow construction of a second story above an attached garage addition which was granted a side setback variance of 8.2 ft. in lieu of the minimum 10.8 ft. required by code. **TABLED - PUBLIC HEARING REMAINS OPEN**

4A-02-23 Application of Jagdish Kaur, owner of property located at 30 Jefferson Road, requesting renewal of a Use Variance (12A-03-22) and an Area Variance (12A-04-22), pursuant to Section 219-5F, where approvals allow for a liquor store in an IG - Light Industrial District and for front yard parking where both are not allowed by code. **APPROVED WITH CONDITIONS**

4A-03-23 Application of Colleen Cornel, agent, and Ralph DiTucci, Castle Office Group LLC, owner, of property located at 180 Sawgrass Drive, for a Temporary and Revocable Use Permit pursuant to Section 219-4 to allow for a food truck on site once per week from May through August 2023 where prohibited by code. **APPROVED WITH CONDITIONS**

4A-04-23 Application of Jennifer and Jesse Readlynn, owners of property located at 114 Sylvan Road, for an Area Variance from Section 205-2 to allow for a covered porch to extend 5.5 ft. into the 40 ft. front setback required by code. **APPROVED WITH CONDITIONS**

4A-05-23 Application of Christopher Brandt, agent, and Andre Langston and Wendy Boyde, owners of property located at 1715 Clover Street, for an Area Variance from Section 203-2.1B(6) to allow a stand-by emergency generator to be located in a side yard in lieu of the rear yard behind the house as required by code. **APPROVED WITH CONDITIONS**

4A-06-23 Application of Caroline and Daniel Grabowski, owners of property located at 1301 Highland Avenue, for an Area Variance from Section 207-2A to allow a front yard fence to be 6.5 ft. in height in lieu of the maximum 3.5 ft. allowed by code. **APPROVED WITH CONDITIONS**

4A-07-24 Application of David and Elizabeth Thurnherr, owners of property located at 196 Bastian Road, for Area Variances from Sections 203-2.1B(3), 203-9A(4) and 207-6A(1) to 1) allow for the construction of a detached garage 3 ft. from a side lot line in lieu of the minimum 5 ft. required by code, 2) allow the garage to be 704 sf in size in lieu of the maximum 600 sf allowed by code, and 3) allow said garage to be 20 ft. in height (top of copula) in lieu of the maximum 16 ft. allowed by code. **APPROVED WITH CONDITIONS**

4A-08-23 Application of Whole Foods Market, lessee, and Daniele SPC, LLC, owner of property located at 2740 Monroe Avenue, for a Temporary and Revocable Use Permit pursuant to Section 219-4 to allow for a grand opening, outdoor event on April 12, 2023 (and

possibly through April 15, 2023) with off-site employee parking. **APPROVED WITH CONDITIONS**

4A-09-23 Application of Whole Foods Market, lessee, and Daniele SPC, LLC, owner of property located at 2740 Monroe Avenue, for a Temporary and Revocable Use Permit pursuant to Section 219-4 to allow for the placement of "Coming Soon" and "Now Open" banners on the building face for up to 60 days where not allowed by code.
APPROVED WITH CONDITIONS

Rick DiStefano, Secretary
BOARD OF APPEALS
April 11, 2023