

BRIGHTON LEGAL NOTICE
NOTICE OF DECISIONS
BOARD OF APPEALS
MEETING HELD DECEMBER 6, 2023

11A-01-23 Application of Rhonda Kay, owner of property located at 1534 Crittenden Road, for an Area Variance from Section 207-49 to allow for the installation of ground mounted solar panels in lieu of roof mounted panels as required by code. **TABLED AT THE NOVEMBER 1, 2023 MEETING - PUBLIC HEARING REMAINS OPEN. POSTPONED TO THE JANUARY 3, 2024 MEETING AT APPLICANTS REQUEST**

12A-01-23 Application of Excelsior Communities, LLC, agent, and Brighton Village Apartments, owner of property located at 1625 Crittenden Road, for an Area Variance from Section 203-30A(1) and 203-2.1B(3) to allow a storage garage to be 2,400 sf in size in lieu of the maximum 600 sf allowed by code. **TABLED - PUBLIC HEARING REMAINS OPEN**

12A-02-23 Application of Rafiullah Sahak, lessee, and Taib Samir Elkettani, owner of property located at 2829 West Henrietta Road, for an Area Variance from Section 205-12 to allow for 17 on-site parking spaces in lieu of the minimum 26 parking spaces required by code, allowing for the establishment of a specialty food store (refer to parking variance application 10A-02-17). **APPROVED WITH CONDITIONS**

12A-03-23 Application of Amanda Costanza, architect, and Jonathan Zhe, owner of property located at 73 Cobb Terrace, for an Area Variance from Section 205-2 to allow attached garage area to be 1,140 sf, after construction of a 646 sf garage addition, in lieu of the maximum 900 sf allowed by code. **APPROVED WITH CONDITIONS**

12A-04-23 Application of Frank Magnola, agent, and A.C. Monroe, LLC, owner of located at 2600 Monroe Avenue, for an Area Variance from Section 207-6B to allow an accessory structure to be located in a side yard in lieu of the rear yard as required by code. **APPROVED WITH CONDITIONS**

12A-05-23 Application of Randall Peacock, architect, and Lara Evans and Joel Rosen, owners of property located at 92 Viennawood Drive, for an Area Variance from Section 205-2 to allow a front porch to extend 10.5 ft. into the 40 ft. front setback required by code. **APPROVED WITH CONDITIONS**

Rick DiStefano, Secretary
BOARD OF APPEALS
December 7, 2023