

T E N T A T I V E A G E N D A
BOARD OF APPEALS - TOWN OF BRIGHTON
MARCH 6, 2024

Written comments may be submitted to Rick DiStefano, Secretary, Brighton Town Hall, 2300 Elmwood Avenue, Rochester, NY 14618 via standard mail and/or via e-mail to rick.distefano@townofbrighton.org.

Applications subject to public hearings and the documents to be considered by the Board will be available for review on the town's website no later than twenty-four hours prior to the meeting to the extent practicable.

7:00 P.M.

CHAIRPERSON: Call the meeting to order.

SECRETARY: Call the roll.

CHAIRPERSON: Agenda Review with Staff and Members

CHAIRPERSON: Approve the minutes of the February 7, 2024 meeting.

CHAIRPERSON: Announce that the public hearings as advertised for the BOARD OF APPEALS in the Daily Record of February 28, 2024 will now be held.

[3A-01-24](#) Application of The Country Club of Rochester, owner of property located at 2935 East Avenue, for a Temporary and Revocable Use Permit pursuant to Section 219-4 to erect a tent and hold up to six (6) outdoor wedding/club special events during the year 2024. All as described in application and plans on file.

[3A-02-24](#) Application of Shelly Straton, agent, and The Park at Allens Creek, LLC, owner of property located at 100-160 Allens Creek Road, for a Temporary and Revocable Use Permit pursuant to Section 219-4 allowing for a food truck to be on site up to four (4) times per year for the years 2024 and 2025. All as described on application and plans on file.

[3A-03-24](#) Application of Talmudical Institute of Upstate New York, applicant, and TIUNY Holdings, Inc., owner of property located at 1666 Winton Road South for 1) an Area Variance from Section 207-10D to allow a basketball court to be located in a front yard (Winton Road South) in lieu of the rear yard as required by code; and 2) an Area Variance from Section 207-11 to allow an in-ground swimming pool to be located in a side yard in lieu of a rear yard as required by code. All as described on application and plans on file.

[3A-04-24](#) Application of Matt Vankleek, agent, and Thomas Walsh, owner of property located at 1 Westland Avenue, for an Area Variance from Section 203-2.1B(6) and 203-9A(4) 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.

[3A-05-24](#) Application of Blake Miller Group, agent, and Arin Olson, owner of property located at 226 Meadow Drive, for an Area Variance from Section 207-2A to allow a front yard fence to be 4.5 ft. in height in lieu of the maximum 3.5 ft. allowed by code. All as described on application and plans on file.

[3A-06-24](#) Application of Colleen Cornell, agent, and 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 thru September 2024. All as described on application and plans on file.

[3A-07-24](#) Application of Vanessa and John Geer, owners of property located at 2171 West Henrietta Road, for a Temporary and Revocable Use Permit pursuant to Section 219-4 to erect a second tent (25' x 25') covering a front outdoor patio from April thru December for years 2024 and 2025. All as described on application and plans on file.

[3A-08-24](#) Application of Richard Hunt, architect, and Michael Gestetner, owner of property located at 213 Warrington Drive, for an Area Variance from Section 209-10 to allow livable floor area to be 3,146 sf, after construction of an addition, in lieu of the maximum 2,846 sf allowed by code. All as described on application and plans on file.

CHAIRPERSON: Announce that public hearings are closed.

NEW BUSINESS:

NONE

OLD BUSINESS:

[1A-08-24](#) Application of Jon Tantillo, agent, and Salafia Nunzio, owner of property located at 125 Old Mill Road, appealing the Historic Preservation Commission's landmark designation of said property, pursuant to Section 224-3F of the code. All as described on application and plans on file. **TABLED AT THE JANUARY 3, 2024 MEETING - PUBLIC HEARING CLOSED**

PRESENTATIONS:

NONE

COMMUNICATIONS:

Letter from Megan Dorritie, Harter Secrest & Emery, dated February 14, 2024, representing Loren and Jamie Flaum, in regard to the appeal of Landmark Designation for 125 Old Mill Road.

PETITIONS:

NONE