

**BRIGHTON LEGAL NOTICE
NOTICE OF DECISIONS
BOARD OF APPEALS
MEETING HELD MARCH 6, 2024**

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. **APPROVED WITH CONDITIONS**

3A-02-24 Application of Shelly Stratton, 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. **APPROVED WITH CONDITIONS**

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. **APPROVED WITH CONDITIONS**

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. **APPROVED WITH CONDITIONS**

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. **APPROVED WITH CONDITIONS**

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. **APPROVED WITH CONDITIONS**

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 (20' x 20') covering a front outdoor patio from April thru December for years 2024 and 2025. **APPROVED WITH CONDITIONS**

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. **APPROVED WITH CONDITIONS**

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.

The Appeal is granted in part and denied in part, and the designation of the Property as a “Landmark” is modified to designate only the landscape architecture on the Property designed by Fletcher Steele as a “Landmark”.

Rick DiStefano, Secretary
BOARD OF APPEALS
March 10, 2024