

T E N T A T I V E A G E N D A
B O A R D O F A P P E A L S - T O W N O F B R I G H T O N
J U L Y 6 , 2 0 1 6

7:15 P.M.

CHAIRPERSON: Call the meeting to order.
 Announce location of exits and that the building is equipped with an alarm.

SECRETARY: Call the roll.

CHAIRPERSON: Approve the minutes of the May 4, 2016 meeting.
 Approve the minutes of the June 1, 2016 meeting.

CHAIRPERSON: Announce that the public hearings as advertised for the BOARD OF
 APPEALS in the Brighton Pittsford Post of June 30, 2016 will now be held.

5A-05-16 Application of Mamasan’s Monroe, LLC, owner of property located at 2735 Monroe Avenue, for 1) an Area Variance from Section 205-7 to allow impervious coverage to be 71.7%, after construction of a new restaurant, in lieu of the maximum 65% impervious coverage allowed by code (**withdrawn by applicant**); 2) an Area Variance from Section 207-2A to allow front yard fence posts to be 6 ft. in height in lieu of the maximum 3.5 ft allowed by code; and 3) an Area variance from Section 205-18B to allow pavement and parking to be 4.3 ft from the north side property line (**withdrawn by applicant**), 4 ft. from the south side property line (**withdrawn by applicant**) and 4 ft. (modified from 1 ft.) from the rear (west) property line in lieu of the minimum 10 ft. required by code. All as described on application and plans on file. **POSTPONED FROM THE MAY 4, 2016 MEETING AT APPLICANTS REQUEST**

7A-01-16 Application of 2601 Lac De Ville Properties, owner of property located at 2601 Lac De Ville Blvd., for modification of an approved free standing sign variance (2A-02-97). All as described on application and plans on file.

7A-02-16 Application of Dorell Inc. / Beam Mack Sales and Service, owner of property located at 2674 West Henrietta Road, (Tax ID #148.16-1-16) for a Temporary and Revocable Use Permit pursuant to Section 219-4 to allow for a one day outdoor customer appreciation event (July 26, 2016) in a BF-2 General Commercial District. All as described on application and plans on file.

7A-03-16 Application of Sandra Smith, owner of property located at 50 Middlebrook Lane, for an Area Variance from Section 205-2 to allow a porch addition to extend 4 ft. into the 40 ft. front setback required by code. All as described on application and plans on file.

7A-04-16 Application of Michael Aube, owner of property located at 315 Ashley Drive, for an Area Variance from Section 207-2A to allow a 4 ft. high fence to extend into a front yard where a maximum 3.5 ft. high fence is allowed by code. All as described on application and plans on file.

7A-05-16 Application of Faith Temple, owner of property located on Winton Road South, known as Tax ID #150.05-01-1.2, for a Temporary and Revocable Use Permit pursuant to Section 219-4 to allow for a one day outdoor community event (August

20, 2016) and a church congregation picnic (August 21, 2016) in a RLB - Residential District. All as described on application and plans on file.

- 7A-06-16 Application of James and Michelle Ingle, owners of property located at 94 Westland Avenue, for an Area Variance from Sections 203-2.1B(3) and 203-9A(4) to allow a detached garage to be 818 sf in size, after construction of a 330 sf addition, where a maximum 600 sf detached garage is allowed by code. All as described on application and plans on file.
- 7A-07-16 Application of A. Frank and Company, LLC, contractor, and Brighton Monroe, LLC, owner of property located at 2320 Monroe Avenue, for an Area Variance from Section 205-7 to allow building density to be 1,370 sf (max of 10,000 sf/acre), after construction of a 50 +/- sf entry addition, in lieu of the maximum 1331.5 sf allowed by code. All as described on application and plans on file.
- 7A-08-16 Application of 2861 BHTL RD, LLC, contract vendee, and Bruce Coleman, owner of property located at 2861 West Henrietta Road, for 1) a Sign Variance from Section 207-32B to allow signage on three building faces/sides in lieu of the maximum one allowed by code; 2) a Sign Variance from Section 207-26D to allow for signs which are 100% logo in lieu of the maximum 25% of sign area allowed by code; and 3) a Sign Variance from Section 207-32B to allow for non-business identification signage on multiple building faces/sides. All as described on application and plans on file.
- 7A-09-16 Application of 2861 BHTL RD, LLC, contract vendee, and Bruce Coleman, owner of property located at 2861 West Henrietta Road, for a Sign Variance from Section 207-32B(1) to allow for two free standing menu boards where not allowed by code. All as described on application and plans on file.
- 7A-10-16 Application of 2861 BHTL RD, LLC, contract vendee, and Bruce Coleman, owner of property located at 2861 West Henrietta Road, for an Area Variance from Section 207-6B to allow a canopy structure to be located in a front yard in lieu of the rear yard as required by code. All as described on application and plans on file.
- 7A-11-16 Application of Sealand Contractors, Inc., lessee, and Daniele SPC, LLC, owner of property located at 2750 Monroe Avenue, for a Temporary and Revocable Use Permit pursuant to Section 219-4 to allow for the outdoor storage of construction equipment in a BF-2 General Commercial District. All as described on application and plans on file.
- 7A-12-16 Application of The Highlands of Brighton, owner of property located at 5901 Lac De Ville Blvd., for extension of an approved area variance (7A-13-15) pursuant to Section 219-6F allowing for an 8 ft. high security fence in lieu of the maximum 6.5 ft. high fence allowed by code. All as described on application and plans on file.
- 7A-13-16 Application of Richard and Katharine Iuli, owners of property located at 150 Babcock Drive, for an Area Variance from Section 207-2A to allow for a front yard fence to be 6 ft. in height in lieu of the maximum 3.5 ft. allowed by code. All as described on application and plans on file.
- 7A-14-16 Application of Clover Lanes, Inc., lessee, and Daniele SPC, LLC, owner of property located at 2750 Monroe Avenue, for a Temporary and Revocable Use Permit pursuant to Section 219-4 to allow for the on-site parking of 13 storage trailers in a BF-2 General Commercial District. All as described on application and plans on file.

CHAIRPERSON: Announce that public hearings are closed.

NEW BUSINESS:

NONE

OLD BUSINESS:

NONE

PRESENTATIONS:

NONE

COMMUNICATIONS:

NONE

PETITIONS:

NONE