PLEASE TAKE NOTICE that a Public Hearing was held at the Penfield Town Hall Thursday, February 15, 2007 at 7:00 PM local time by the Penfield Zoning Board of Appeals to consider the following applications. All persons in favor of or opposed to said applications were heard.

Public Hearing Applications:

1. Jean O’Brian, 24 Valley Crescent, Penfield, NY 14526 requests an Area Variance from Article III-3-37-A of the Code to allow the construction of a sunroom with less setback than required by Code at 24 Valley Crescent. The property is owned by Jean O’Brian and is zoned R-1-15. SBL #139.11-3-64. Application #07Z-0008.

   APPROVED WITH CONDITIONS

2. Pete Tingler- Advanced Auto Parts, 5673 Airport Road, Roanoke, VA 24017 requests a Conditional Use Permit under Article III-3-77-C and Article X-10-4 of the Code to allow limited auto repair at Advanced Auto Parts, 1618 Penfield Road. The property is owned by Stolt Realty Inc. and is zoned GB. SBL # 123.20-2-44. Application #07Z-0007.

   APPROVED WITH CONDITIONS

3. Edwin Summerhays, 2509 Browncroft Blvd, Rochester, NY 14625 on behalf of Oakwood Cemetery Association requests an Area Variance from Article III-3-37-I and Article IV-4-2-F of the Code to allow the construction of a Mausoleum with less setback and buffer than required by Code at 1975 Baird Road. The property is owned by Oakwood Cemetery Association and is zoned R-1-20. SBL #124.15-2-1. Application #07Z-0009.

   TABLED

4. John Caruso-Passero Associates, 100 Liberty Pole Way, Rochester, NY 14604 on behalf of Webster Montessori School requests an Area Variance from Article III-3-37-I and Article VI-4-2-F of the Code to allow the construction of an addition with less setback and buffer than required by Code at 1310 Five Mile Line Road. The property is owned by Webster Montessori School and is zoned R-1-20. SBL #094.03-1-35. Application #07Z-0010.

   TABLED
Tabled Applications:

1. Andrew Spencer-BME Associates, 10 Lift Bridge Lane, Fairport, NY 14450 on behalf of Michael Sullivan requests an Area Variance from Article III-3-73-C and Article X-10-7-B of the Code to allow a commercial building and fuel pump canopy with less setback and less road frontage than required by Code at 480 Plank Road. The property is owned by John Marcello and zoned LB. SBL # 093.19-1-46. Application # 07Z-0004.

   APPROVED WITH CONDITIONS

2. T. Mary McDonald-Fix Spindelman Brovitz & Goldman, P.C., 295 Woodcliff Drive, Fairport, NY 14450 on behalf of Sandra and Robert Wasson requests a Conditional Use Permit under Article X-10-4 and Article III-3-72-E of the Code to allow a Medical Office and an apartment at 1651 Empire Blvd. The property is owned by Donna Smith and is zoned LB. SBL # 093.19-1-22. Application # 07Z-0005.

   APPROVED WITH CONDITIONS

The Zoning Board of Appeals MET at 6:30 PM in the Lower Level Conference Room to discuss in a meeting open to the public, tabled matters and other business that was before it.

Cathleen Williams
Town Clerk