



a town for a lifetime
IRONDEQUOIT *New York*

Irondequoit Zoning Board of Appeals results of the February 1, 2021 Meeting.

PLEASE TAKE NOTICE that the Irondequoit Zoning Board of Appeals held a meeting via Zoom on MONDAY, February 1, 2021 AT 7:00 PM local time to consider the following application(s):

PUBLIC HEARING(S):

7:01 O'clock P.M. Case No: ZB2021-02-1

Upon the matter of request by Latimore Physical Therapy, for **AREA VARIANCES**, to install two (2) wall signs, on premises **1404 PORTLAND AVENUE**, in an R-2 Residential District.

The Board approved the Area Variances as submitted.

7:02 O'clock P.M. Case No: ZB2021-02-2

Upon the matter of request by Jeffrey M. Loson, Architect, acting as agent for Luke Laporta, for an **AREA VARIANCE**, to construct an attached garage, with less than required side setback, on premises **348 ORLAND ROAD**, in an R-2 Residential District.

The Board approved the Area Variance as submitted.

7:03 O'clock P.M. Case No: ZB2021-02-3

Upon the matter of request by Matthew Denker, for an **AREA VARIANCE**, to construct a new single-family dwelling with less than required street-side setback on a corner lot, on premises **55 SEACLIFFE ROAD**, in an R-3 Residential District.

The Board approved the Area Variance as submitted.

7:04 O'clock P.M. Case No: ZB2021-02-4

Upon the matter of request by Parrone Engineering, acting as agent for Episcopal Senior Life Communities, for **AREA VARIANCES**, to construct three (3) connected apartment buildings totaling 74 units, with less than required front, rear & side setbacks, parcel size, lot width and parking and exceeding maximum permitted height (the two three-story structures), on premises **2732 CULVER ROAD** (St. Cecilia Church), in an R-5 Residential District.

The Board approved the Area Variances subject to the following condition:

- *Zero lot line variance is limited to the existing structures.*