

TOWN OF CLARENCE
Zoning Board of Appeals Agenda
April 12, 2011 at 7:00 p.m.

ALL APPLICANTS MUST ATTEND THIS MEETING

****ALL PROPERTY MUST BE PROPERLY STAKED FOR INSPECTION AND REMAIN STAKED UNTIL AFTER THE MEETING. ALL ZONING BOARD OF APPEALS MEMBERS WILL PERFORM AN INSPECTION****

Old Business

Appeal No. 1

Vincent C. Paulsen
Residential Single Family

Requests the Board of Appeals approve and grant:

- 1.) a 28' variance to allow for a front yard setback to a principal structure of 18'.
- 2.) a 304 square foot variance to allow for a total attached garage space equaling 1,360 square feet (52% of the total building area).

Both requests are for the construction of an addition to an existing attached garage on a corner lot at 5645 Martha's Vineyard.

Appeal No. 1 is in variance to § 229-52 (A) (1) and § 229-55 (D).

New Business

Appeal No. 1

Dario Manocchio
Residential Single Family

Requests the Board of Appeals approve and grant:

- 1.) a 2.5' variance to allow for a 2.5' side yard setback to an accessory structure.
- 2.) a 2.5' variance to allow for a 2.5' rear yard setback to an accessory structure.

Both requests apply to an accessory structure wholly within the rear yard space of a principal residence at 4220 Clardon Drive.

Appeal No. 1 is in variance to § 229-55 (E) (1).

Appeal No. 2

Raymond Bialkowski
Major Arterial

Requests the Board of Appeals approve and grant:

- 1.) a 10' variance to allow for a 15' side yard setback to a principal structure.
- 2.) a 10' variance to allow for a 15' rear yard setback to a principal structure.

Both requests are for the construction of an addition to a commercial facility at 5363 Transit Road (Kittinger Furniture).

Appeal No. 2 is in variance to § 229-94 (E) & (F).

Appeal No. 3

Dale Korte
Residential Single Family

Requests the Board of Appeals approve and grant an 8' variance to allow for a front yard setback of 37' to a corner lot at 10980 Stage Road.

Appeal No. 3 is in variance to § 229-52 (A) (1).

Appeal No. 4

Patrick and Josephine Tronconi
Residential Single Family

Requests the Board of Appeals approve and grant:
1.) a 4.1' variance to allow for a front yard setback of 33.5' (current front yard setback: 37.6').
2.) a 1.5' variance to allow for a front yard setback less than 35'.

Both requests are for the construction of an addition to an existing home on a corner lot at 5690 Martha's Vineyard.

Appeal No. 4 is in variance to § 229-52 (A) (1).

Appeal No. 5

Douglas Klotzbach
Commercial

Requests the Board of Appeals approve and grant:
1.) a 72 square foot variance to allow for a plaza sign board 120 square feet in area.
2.) a 9' variance to allow for a freestanding sign 21' in height.

Both requests are to allow for the re-facing of an existing sign at 9992 Main Street.

Appeal No. 5 is in variance to § 181-3 (B) (6) and § 181-3 (B) (3).