

ALL APPLICANTS MUST ATTEND THIS MEETING

ALL PROPERTY MUST BE PROPERLY STAKED FOR INSPECTION

BOARD OF APPEALS AGENDA

APRIL 12, 2005

On Tuesday April 12, 2005 at 7 p.m. the Town of Clarence Zoning Board of Appeals will hear the following requests for variances:

APPEAL NO I Ken Fetter Agricultural Flood Zone	Requests the Board of Appeals approve and grant a twenty five foot (25') variance creating a two hundred twenty five foot (225') front lot line setback for a new home at 9229 Sesh Road.
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APPEAL NO I is in variance to section 3.1.6 setbacks.

APPEAL NO II Michael Drescher Agricultural Rural Residential	Requests the Board of Appeals approve and grant a five hundred twenty foot (520') variance creating a five hundred seventy foot (570') front yard setback for the construction of a new home and barn at 7060 Goodrich Road.
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APPEAL NO II is in variance to section 3.2.6 setbacks.

APPEAL NO III Harris Hill Animal Hospital Traditional Neighborhood District	Requests the Board of Appeals approve and grant a variance to the parking lot design standards to allow parking in the front yard of a new animal hospital at 8470 Main Street.
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APPEAL NO III is in variance to section 3.4.11 parking lot design standards.

APPEAL NO IV Cimato Enterprises Residential Single Family	Requests the Board of Appeals approve and grant two variances from section 3.3.4 & 3.3.5 to allow the previously designed subdivision plan for 16 residential
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lots at Highland Park be approved. (See attached plan)

APPEALS NO IV & V are in variance to section 3.3.4 lot area provisions and section 3.3.5 lot width.

APPEAL NO V
Cimato Enterprises
Residential Single Family

Requests the Board of Appeals approve and grant two variances from section 3.3.4 & 3.3.5 to allow the previously designed subdivision plan for 77 residential lots at Woodland Hills be approved. (See attached plan)

APPEAL NO VI
Susan Aronica/Elizabeth Hansen
Major Arterial

Requests the Board of Appeals approve and grant a forty foot (40') variance creating a zero foot (0') front lot line for the placement of a business sign at 6241 Transit Road

APPEAL NO VI is in variance to L.L. 181-4A, Major Arterial District sign specifications.

APPEAL NO VII
David/Jacqueline Bowman
Agricultural Flood zone

Requests the Board of Appeals approve and grant a fifty five foot (55') variance creating a two hundred fifty five foot (255') front yard setback for the construction of a new single family home at 8165 Goodrich Road.

APPEAL NO VII is in variance to section 3.1.6 setbacks.

APPEAL NO VIII
People Inc - Pat Bittar
Commercial

Requests the Board of Appeals approve and grant two variances:

- 1. A sixty square foot (60 sq ft) variance allowing a minimum five hundred forty square foot (540 sq ft) living unit.**
- 2. A four units (4) per acre variance allowing twelve (12) units per acre for proposed efficiency apartment project at 4725 Transit Road. (Property is on the east side of the entrance to Eastern Hills Mall on Sheridan Drive)**

APPEAL NO VIII is in variance to section 3.7.5 development & design provisions and section 6.2.10 (b) multi-family developments.