

Parcel: DENNING, ROBERT E 9069
WINDING CREEK LN CLARENCE
CENTER NY
PIN: 1-4320004-409000005008100
SBL: 44.09-5-8-1
Property Class: 1 Family Res
School: CLARENCE CENTRAL SCHOOL
DISTRICT

PROPOSED NEW
COVERED WALKWAY

PROPOSED NEW
ATTACHED
STRUCTURE (GARAGE)



REQUEST FOR ACTION BY:
TOWN OF CLARENCE, N.Y.

- Appeal Board
- Planning Board
- Town Board

- Appeal
- Rezone
- Revise Ordinance
- Subdivision
- Limited Use Permit
- Other

Rec'd. by: Brad Packard
Date January 2, 2013

Action Desired Applicant is requesting a 3.5' variance to allow for a 6.5' side yard setback to a detached accessory structure (generator) at 4460 Patricia Drive in the Residential Single Family zoning district.

Reason _____
Town Code Reference:
Section 229-55(E) (1)

PLEASE PRINT

Name	James Hultman		
Address	4460 Patricia Drive		
	Clarence	NY	14031
Town/City		State	Zip
Phone	759-2137		
Signed	SIGNATURE ON FILE		

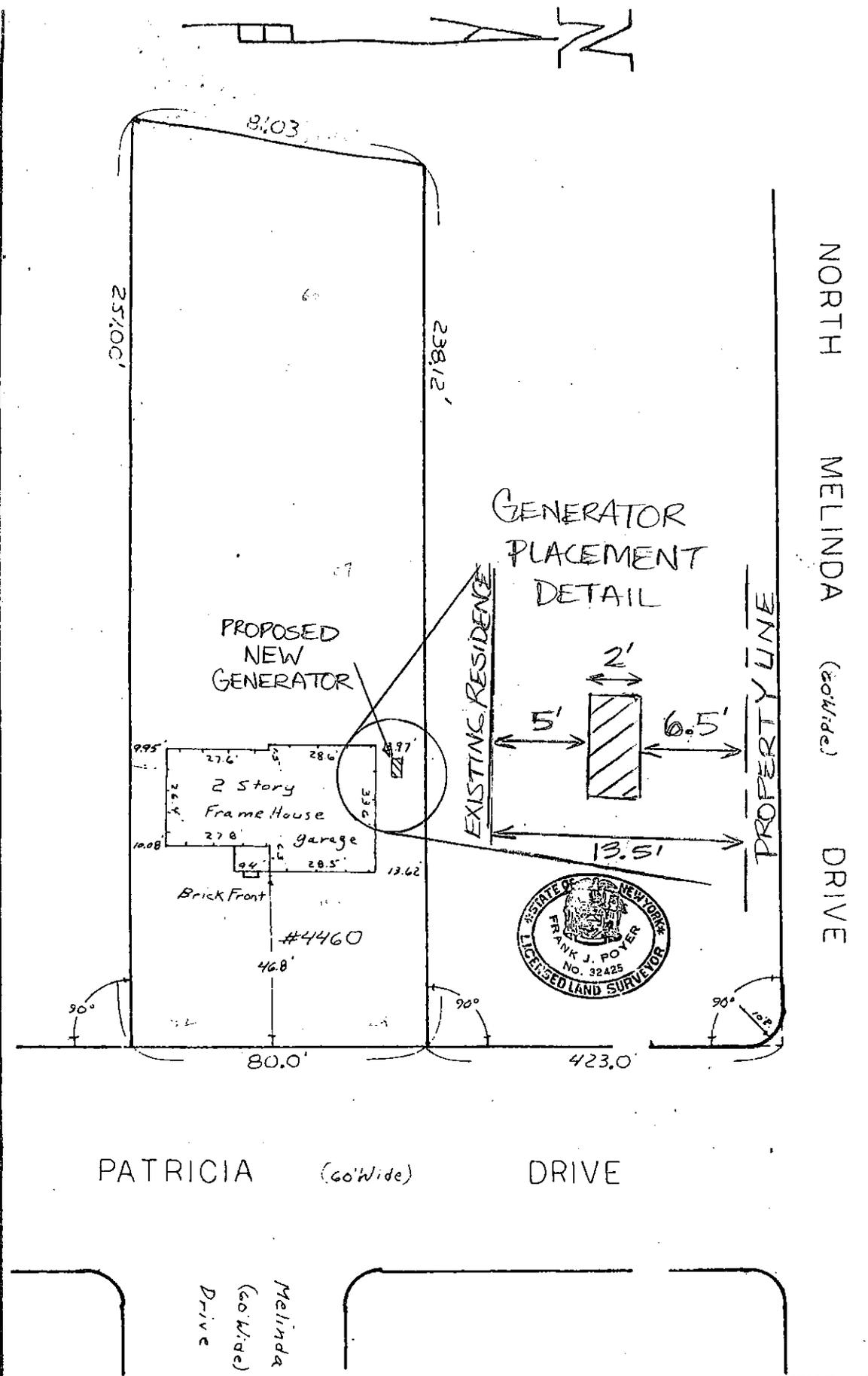
Requests for action on zoning should be filled out completely in above spaces if practicable, otherwise give brief description and refer to attached papers. The complete request with all necessary plans, maps, signatures, should be filed with the Secretary of the Planning Board. Requests (except appeals) may be filed with the Town Clerk or Town Board, but will generally be referred to Planning Board with subsequent loss of time.

Initial Action

- Approved
- Rejected by on 19
- Approved
- Rejected by on 19
- Published (Attach Clipping) on 19
- Hearing Held by on 19

Final Action Taken

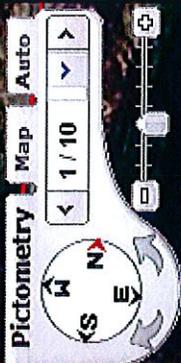
- Approved
- Rejected by on 19
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<p>FRANK J. POYER, Surveyor 130 N. ELLICOTT CREEK ROAD TONAWANDA, NEW YORK 14150 PHONE: 691-6333</p>	<p>PLACE <u>Town of Clarence, Erie Co., N.Y.</u> Sec. <u>5</u> SCALE <u>1" = 30'</u> JOB NO <u>73-8427</u> LOT <u>12</u> T <u>12</u> R <u>6</u> DATE <u>6 June, 73</u> COVER <u>1968</u> SUBLOT <u>20</u></p>
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Parcels: HULTMAN JAMES 4460
PATRICIA DR CLARENCE NY
PIN: 1432000711900001014000
SBL: 71.19-1-14
Property Class: 1 Family Res
School: CLARENCE CENTRAL SCHOOL
DISTRICT

PROPOSED NEW
DETACHED ACCESSORY
STRUCTURE
(GENERATOR)



REQUEST FOR ACTION BY:

TOWN OF CLARENCE, N.Y.

- Appeal Board
- Planning Board
- Town Board

- Appeal
- Rezone
- Revise Ordinance
- Subdivision
- Limited Use Permit
- Other

Rec'd. by: Brad Packard
 Date January 16, 2013

Action Desired Applicant is requesting a variance to allow for the placement of a detached accessory structure (generator) within the front yard space of a primary residence located on a corner lot at 8968 Connemara Lane in the Planned Unit Residential zoning district.
 *NOTE: Generator is currently installed at the property.

Reason _____

Town Code Reference:
 Section 229-55(D)

PLEASE PRINT

Name	Francis Curci		
Address	8968 Connemara Lane		
	Clarence Center	NY	14032
Town/City		State	Zip
Phone			
Signed	SIGNATURE ON FILE		

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- Hearing Held by on 19

Final Action Taken

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- Filed with Town Clerk on 19
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REQUEST FOR ACTION BY: TOWN OF CLARENCE, N.Y.

- Appeal Board
- Planning Board
- Town Board

- Appeal
- Rezone
- Revise Ordinance
- Subdivision
- Limited Use Permit
- Other

Rec'd. by: _____

Date _____

Action Desired Variance allowing the installation of an air cooled Nat. gas automatic stand by generator (Generac model #5871) on the NORTH side of the home inside the fenced/landscaped area (note: unit is on site at proposed location)

Reason There is not adequate room to install a generator on the south side of home (left side) to satisfy 10' lot line separation requirements. Limitations exist to the west (rear) due to pool location/separation requirements and noise factors. Because the home is on a corner lot the requested NORTH side location borders Coirone Lane. PLEASE PRINT We failed to understand this home therefore has two front yards and the placement location is not a side yard. The location is inside fencing and landscaping encompassing the pool area. As there is no other location on the property that satisfies code requirements and offers a lesser impact on neighbors we respectfully request a variance be granted at the requested location.

Name	Francis Cucci
Address	8968 Connemara Lane
Town/City	Clarence Center NY
State	NY
Zip	14032
Phone	
Signed	

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Initial Action

Approved <input type="checkbox"/>	by	on	20
Rejected <input type="checkbox"/>	by	on	20
Approved <input type="checkbox"/>	by	on	20
Rejected <input type="checkbox"/>	by	on	20
Published (Attach Clipping)		on	20
Hearing Held by		on	20

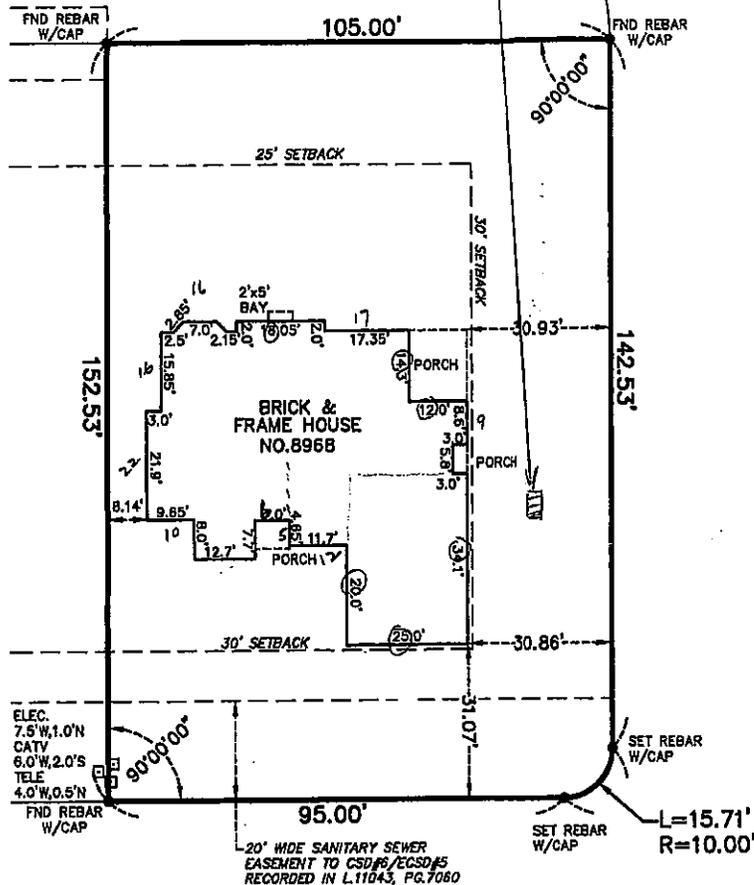
Final Action Taken

Approved <input type="checkbox"/>	by	on	20
Rejected <input type="checkbox"/>	by	on	20
Published (Attach Clipping)		on	20
Filed with Town Clerk		on	20
Filed with County Clerk		on	20

NORTH 

9/13
11:00

LOCATION OF EXISTING
DETACHED ACCESSORY STRUCTURE
(GENERATOR)



CORINNE (60' WIDE) LANE

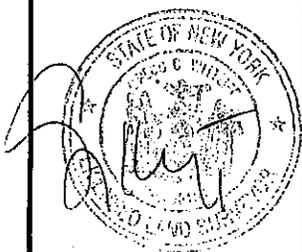
#8968 CONNEMARA (60' WIDE) LANE

RECEIVED

MAR 01 2004
CLARENCE BUILDING DEPARTMENT

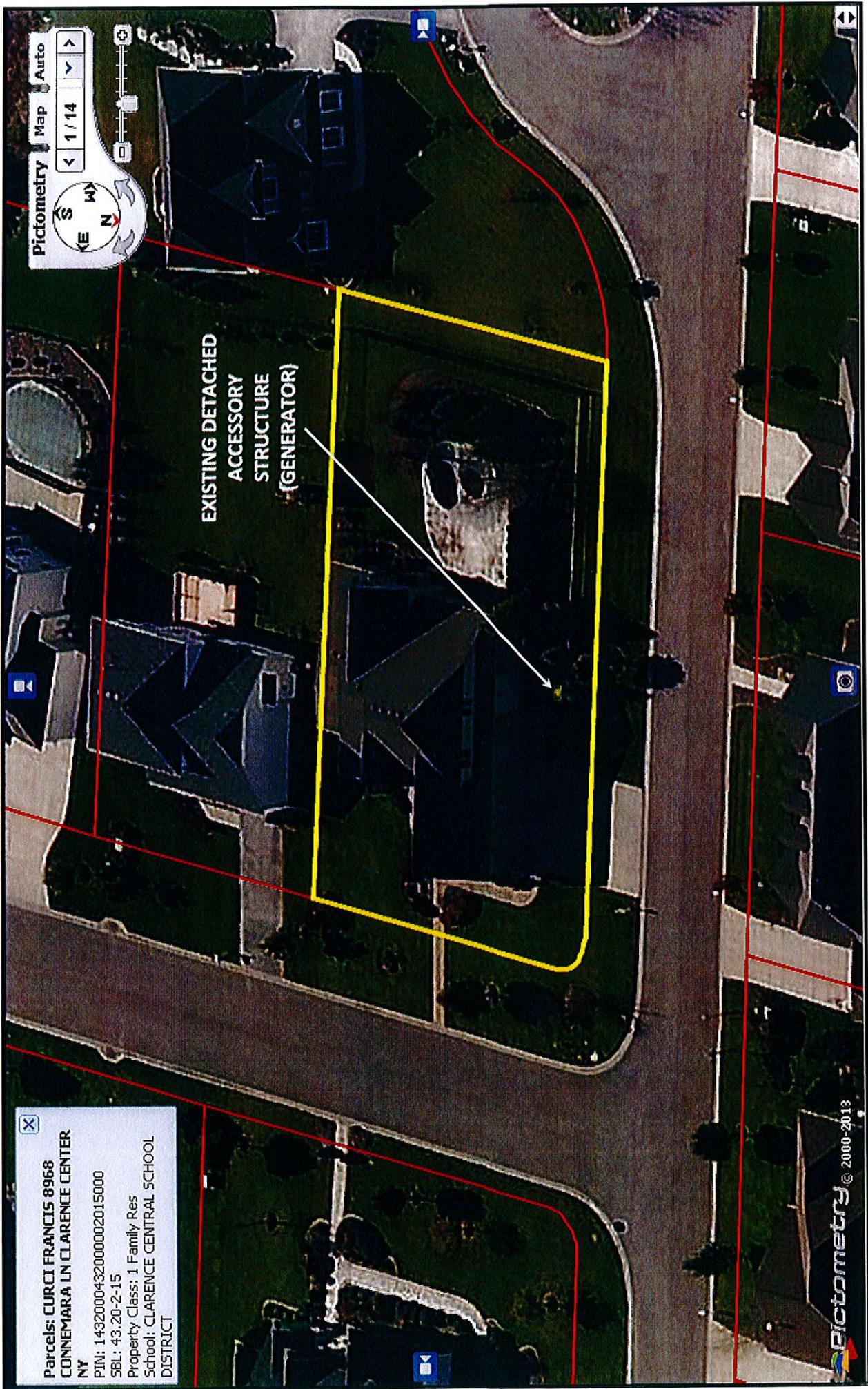
THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF AN UP-TO-DATE ABSTRACT OF TITLE AND IS SUBJECT TO ANY STATE OF FACTS THAT MAY BE REVEALED BY AN EXAMINATION OF SUCH.

NOTE:
SETBACK AND OFFSET MEASUREMENTS TO THE HOUSE ARE TAKEN FROM THE CONCRETE FOUNDATION.
ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MAP MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S EMBOSSED SEAL AND SIGNATURE SHALL BE CONSIDERED TO BE VALID TRUE COPIES.



PART OF LOT: 3		SECT: 11	TWP: 12	RGE: 6
MAP COVER: 3179		SUB LOT: 15		BLK
LOCATED IN: TOWN OF CLARENCE, COUNTY OF ERIE, STATE OF NEW YORK				
DATE		DRAWING REVISIONS		
02/03/04		FOUNDATION SURVEY		
02/25/04		RESURVEYED		
WARNING: UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2, OF THE NEW YORK STATE EDUCATION LAW. ©COPYRIGHT 2003 WM. SCHUTT & ASSOCIATES				
SCALE: 1" = 30'	DATE: DECEMBER 4, 2003	SURVEY FILE: A/03601/01		

**ENGINEERING
LAND SURVEYING**
WM. SCHUTT & ASSOCIATES, P.C.
37 CENTRAL AVE.
LANCASTER, NY 14086-2143
PH 716-683-5661
FAX 716-683-0169
WWW.WMSCHUTT.COM
SUSTAINING MEMBER - THE NEW YORK STATE
SOCIETY OF PROFESSIONAL ENGINEERS



Pictometry Map Auto

1 / 14

Compass: N, S, E, W

EXISTING DETACHED
ACCESSORY
STRUCTURE
(GENERATOR)

Parcels: CURCI FRANCIS 8968
 CONNEMARA LN CLARENCE CENTER
 NY
 PIN: 1432000432000002015000
 SBL: 43.20-2-15
 Property Class: 1 Family Res
 School: CLARENCE CENTRAL SCHOOL
 DISTRICT

REQUEST FOR ACTION BY:

TOWN OF CLARENCE, N.Y.

- Appeal Board
- Planning Board
- Town Board

- Appeal
- Rezone
- Revise Ordinance
- Subdivision
- Limited Use Permit
- Other

Rec'd. by: _____

Date _____

Action Desired We would like to install a generator on the side of our house (Pine Loch Lane side) next to our airconditioner and our gas meter. We are unable to install it on the opposite side of the house. And we prefer to put it next to AC and utility meter.

Reason In case of Power outages we would like to have the generator installed. We have children and an elderly father who would stay with us in event of outage

PLEASE PRINT

Name	Marsha Richard Cleland		
Address	8205 Melissa Renee Ct		
Town/City	Williamsville	State	NY
Phone		Zip	14221
Signed	Marsha A Cleland		

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Initial Action

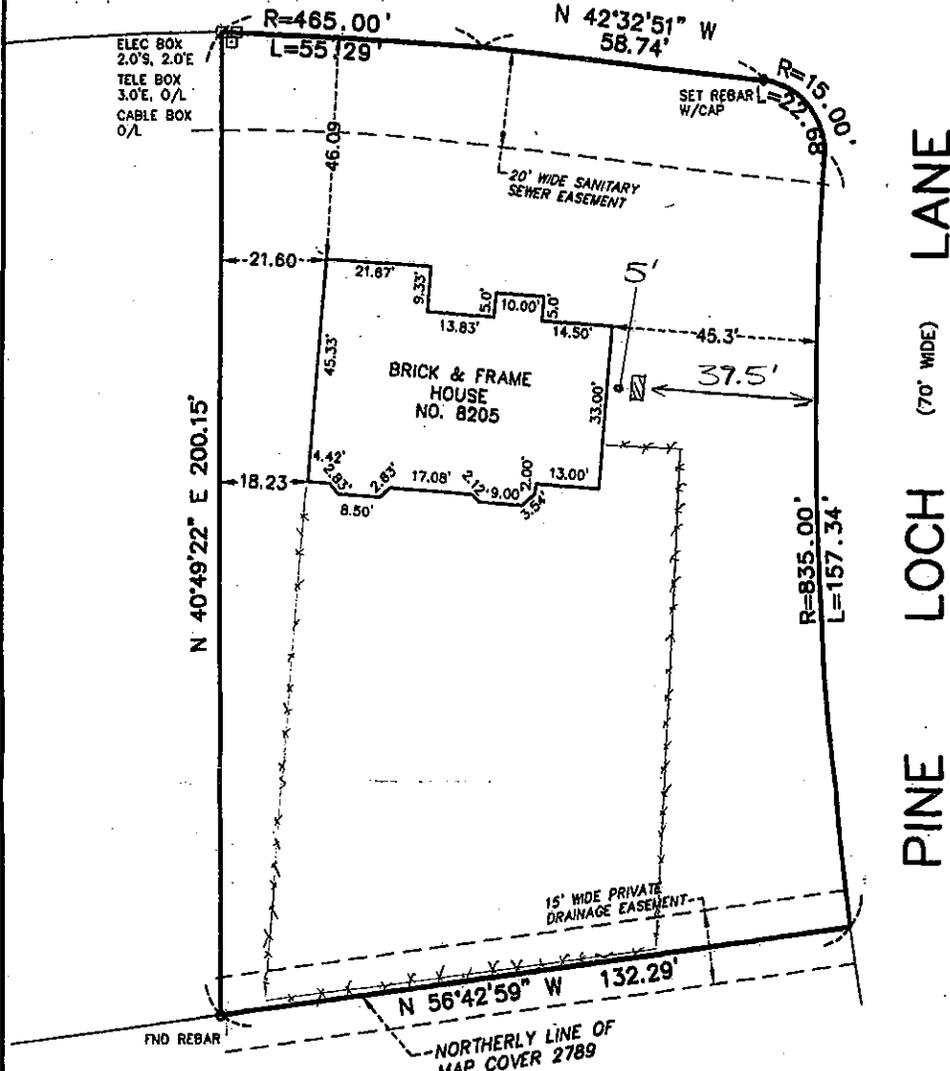
- Approved
- Rejected by on 20
- Approved
- Rejected by on 20
- Published (Attach Clipping) on 20
- Hearing Held by on 20

Final Action Taken

- Approved
- Rejected by on 20
- Published (Attach Clipping) on 20
- Filed with Town Clerk on 20
- Filed with County Clerk on 20



MELISSA RENEE (70' WIDE) COURT



I HEREBY CERTIFY TO:

- FIRST AMERICAN TITLE INSURANCE COMPANY OF NEW YORK
 - UNDERBERG AND KESSLER, LLP.
- THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE CURRENT CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF LAND SURVEYORS AND AS AMENDED BY THE NIAGARA FRONTIER LAND SURVEYORS ASSOCIATION OF ERIE COUNTY (NEW YORK). THIS CERTIFICATION DOES NOT EXTEND TO SUBSEQUENT OWNERS, MORTGAGES, OR TITLE INSURERS, UNLESS THE SURVEYOR HAS RESURVEYED THIS SURVEY FOR THIS PURPOSE.

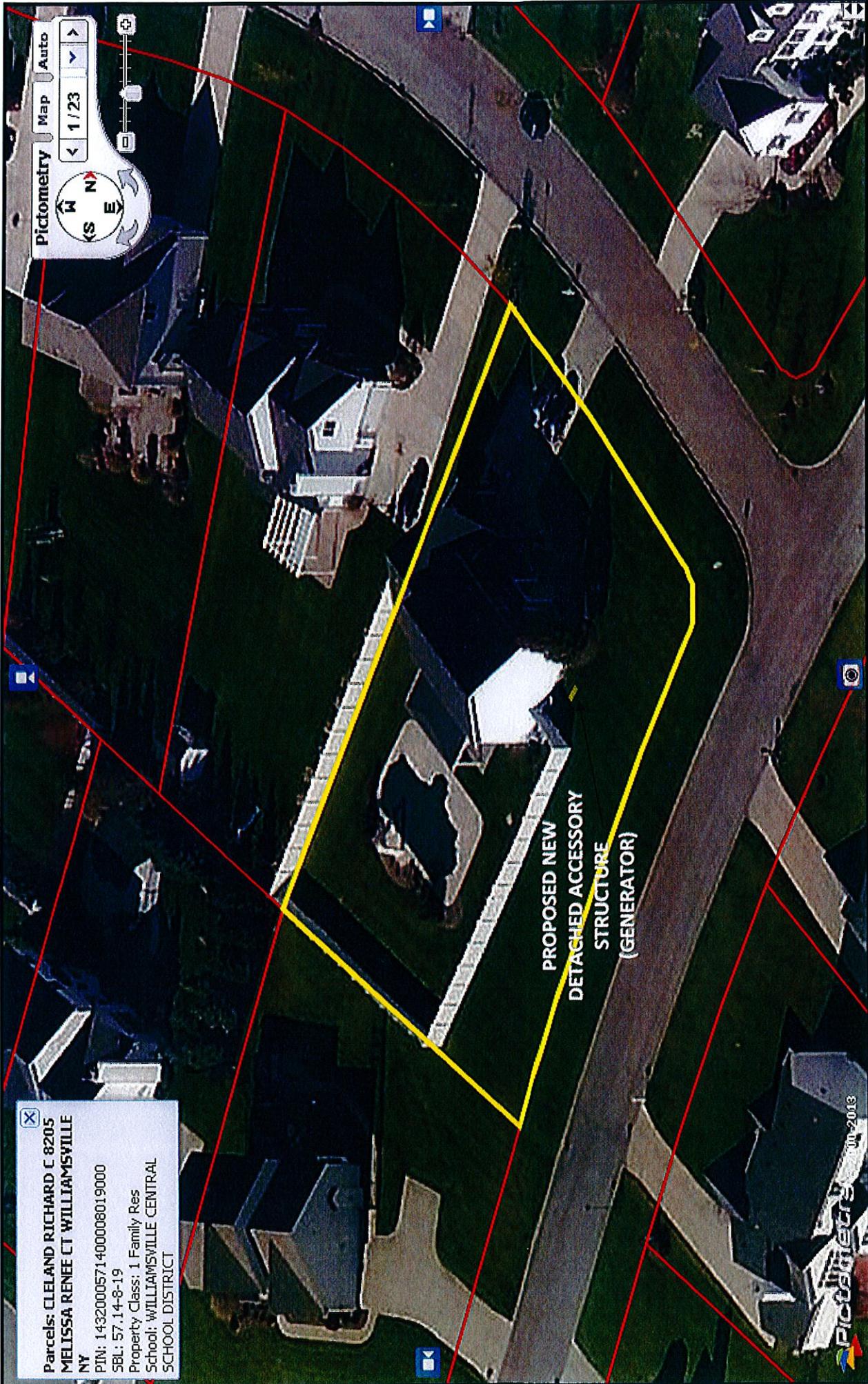
GREGG C. WITLIFF, PLS. LIC NO. 050193



ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MAP MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S EMBOSSED SEAL AND SIGNATURE SHALL BE CONSIDERED TO BE VALID TRUE COPIES

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT ABSTRACT OF TITLE AND IS SUBJECT TO ANY STATE OF FACTS THAT MAY BE REVEALED BY AN EXAMINATION OF SUCH.

	PART OF LOT: 8	SECT: 14	TWP: 12	RQE: 6
	MAP COVER: 3065	SUB LOT: 367	BLK:	
LOCATED IN: TOWN OF CLARENCE, COUNTY OF ERIE, STATE OF NEW YORK				
	WM. SCHUTT & ASSOCIATES, P.C.			
	SUCCESSORS TO THE SURVEY RECORDS OF KREHBIEL ASSOCIATES			
ENGINEERING LAND SURVEYING PLANNING CONSTRUCTION ADMINISTRATION				
5360 GENESEE STREET P.O. BOX 46 BOHMANSVILLE, NEW YORK 14026-0046 TEL: (716)883-5961 FAX: (716)883-0169				
COPYRIGHT 2001 WM. SCHUTT & ASSOCIATES P.C.		DRAWING REVISIONS		
		DATE	DESCRIPTION	
		06/28/02	RESURVEYED	
WARNING: ALTERING THIS DOCUMENT IS IN VIOLATION OF THE LAW EXCEPTING AS PROVIDED IN SECTION 7209, PART 2 OF THE NEW YORK STATE EDUCATION LAW.				
SCALE: 1"=30'		JOB NUMBER: 02184		
DATE: 02184		DWG: A/02184/01		



X
 Parcels: CLELAND RICHARD C 8205
 MELISSA RENEE CT WILLIAMSVILLE
 NY
 PIN: 1432000571400006019000
 SBL: 57.14-8-19
 Property Class: 1 Family Res
 School: WILLIAMSVILLE CENTRAL
 SCHOOL DISTRICT

PROPOSED NEW
 DETACHED ACCESSORY
 STRUCTURE
 (GENERATOR)

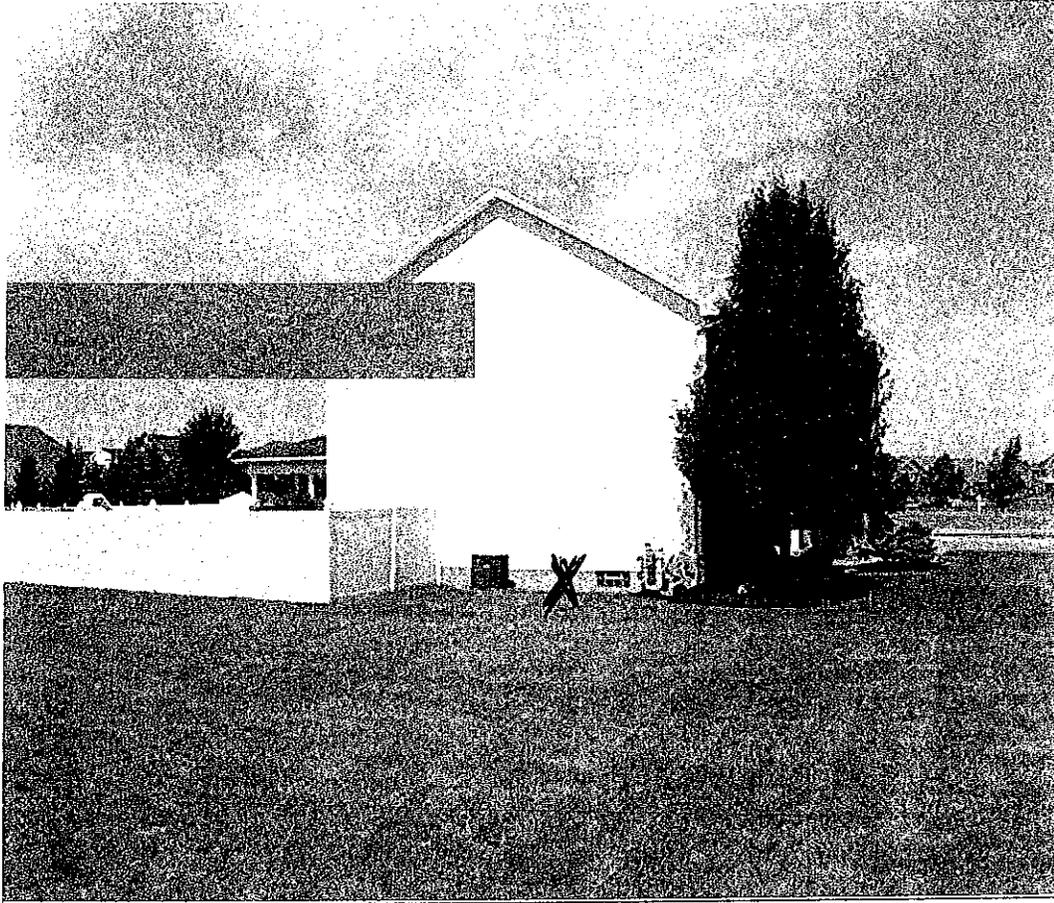
Pictometry Map Auto
 1/23
 N
 S
 E
 W

Google

Address: ~~Pine Loch Lane~~
Address is approximate

8205 Melissa Renee Ct
Wmsol NY 14221

Lochlea



would like to put generator next to AC.

REQUEST FOR ACTION BY:
TOWN OF CLARENCE, N.Y.

- Appeal Board
- Planning Board
- Town Board

- Appeal
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- Revise Ordinance
- Subdivision
- Limited Use Permit
- Other

Rec'd. by: Brad Packard
Date January 22, 2013

Action Desired Applicant is requesting a variance to allow a 6' fence in overall height to be constructed in the front yard of the primary residence (West of home near northern property line) at 4265 Harris Hill Rd in a Single Family Residential zoning district.

Reason _____
Town Code Reference:
Section 101-3 (C)

PLEASE PRINT

Name	Jason Toth		
Address	4265 Harris Hill Road		
	Clarence	NY	14221
Town/City		State	Zip
Phone	Home: 408-7334		
Signed	SIGNATURE ON FILE		

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Initial Action

Approved _____

Rejected by _____ on _____ 19 _____

Approved _____

Rejected by _____ on _____ 19 _____

Published (Attach Clipping) _____ on _____ 19 _____

Hearing Held by _____ on _____ 19 _____

Final Action Taken

Approved _____

Rejected by _____ on _____ 19 _____

Published (Attach Clipping) _____ on _____ 19 _____

Filed with Town Clerk _____ on _____ 19 _____

Filed with County Clerk _____ on _____ 19 _____

REQUEST FOR ACTION BY:

TOWN OF CLARENCE, N.Y.

- Appeal Board
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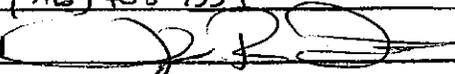
Rec'd. by: _____

Date _____

Action Desired RAISE HEIGHT OF FENCE, TO BE CONSTRUCTED, FROM 4' IN OVERALL HEIGHT TO 6' IN OVERALL HEIGHT. IN FRONT (WEST) OF HOME NEAR NORTHERN PROPERTY LINE.

Reason PRIVACY - LARGE GROUPS/CLASSES HELD AT 4275 HARRIS HILL PROPERTY (ST. PAULS CHURCH) OFTEN GATHER BEFORE, DURING, AND AFTER MEETINGS AT/NEAR ABOVE DESCRIBED AREA. (WITHIN 50').

PLEASE PRINT

Name	<u>JASON TOTH</u>		
Address	<u>4265 HARRIS HILL RD.</u>		
Town/City	<u>CLARENCE</u>	State	<u>NY</u>
Zip	<u>14221</u>		
Phone	<u>(716) 408-7334</u>		
Signed			

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- Rejected by on 20
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- Hearing Held by on 20

Final Action Taken

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- Filed with County Clerk on 20

4265 HARRIS HILL RD
Clarence
TOTH JASON R

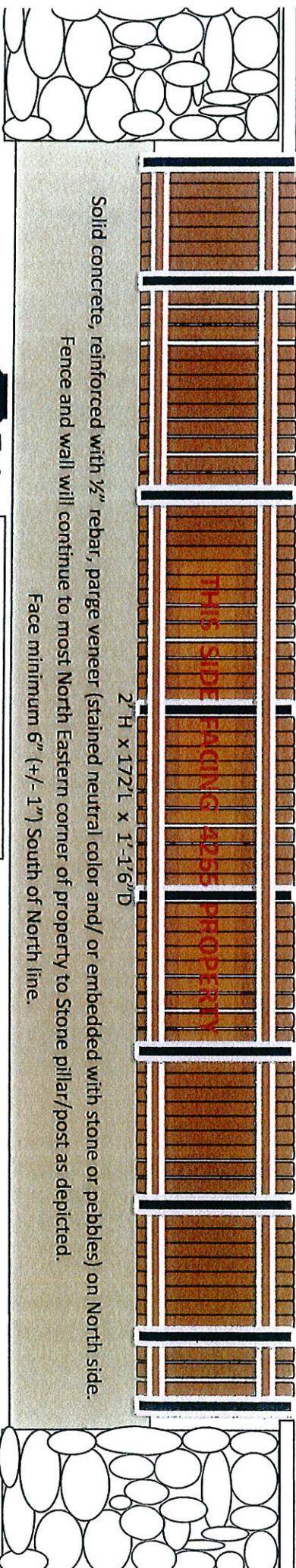
PROPOSED NEW
6' TALL FENCING

N



4265 HARRIS HILL ROAD PROPOSAL: FENCING AT NORTH SIDE FRONT (Western half) OF PROPERTY

NOTE: NOT TO SCALE. This rendition is for reference only. All colors, shapes, sizes of materials may vary.



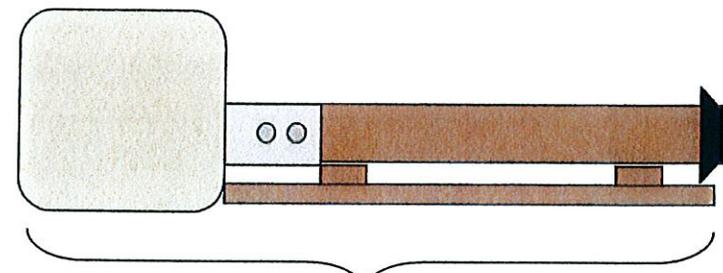
Solid concrete, reinforced with 1/2" rebar, parge veneer (stained neutral color and/ or embedded with stone or pebbles) on North side.
Fence and wall will continue to most North Eastern corner of property to Stone pillar/post as depicted.
Face minimum 6" (+/- 1") South of North line.

2' H x 172'L x 1'-1'6"D

Stone pillar/post
6'4" h (Maximum)
x2'w x2'd -TO-
6'4" h x2'6" w x
2'6" d (Maximum)

Pursuant to town code: 'No fence over four (4) feet in height shall extend into the front yard of any lot.'

VARIANCE REQUESTED: 6'h total fence height for front of property at/near North property line.



Reinforced cement wall/base approximately 2' high. 4' wood fencing (inclusive of posts) attached to cement by way of 1/4" thick tubular stainless steel brackets with 1/2" stainless steel bolts". Posts bolted to bracket with 1/2" carriage bolts. Fencing will be flush (+/- 1/2") with bare cement wall.

Stone pillar/post 6'4" (Maximum) x2'w x2'd -TO- 6'4" 2'6" w x 2'6" d (Maximum)

