

**TOWN OF CLARENCE**  
Zoning Board of Appeals Agenda  
November 8, 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. 3** (from September 2011 meeting)

Dan Rohan

Residential Single Family

Requests the Board of Appeals approve and grant:

- 1.) a 2.21 acre variance to allow for a customary agricultural use on a property consisting of 2.79 acres.
- 2.) a 160 square foot variance to allow for the construction of an accessory structure 360 square feet in size.

Both requests apply for the operation of a horse farm and construction of an associated accessory structure at 10680 Stage Road.

Appeal No. 3 is in variance to §229-47 (B) & 229-55 (H).

**Appeal No. 4** (from September 2011 meeting)

Innovision LED Displays/Frank Lazarus

Major Arterial

Requests the Board of Appeals approve and grant:

- 1.) a variance to allow for constant animation within an LED display board sign.
- 2.) a 43 square foot variance to allow for an LED display board 64 square feet in size.

Both requests apply to the installation of an LED display board at 4545 Transit Road (Eastern Hills Mall).

Appeal No. 4 is in variance to §181-2 (C) (5) & §181-3 (A) (2).

**Appeal No. 1** (from October 2011 meeting)

Verizon Wireless

Major Arterial

Requests the Board of Appeals approve and grant:

- 1.) a 43 square foot variance (3%) to allow a primary wall sign 253 square feet in size.
- 2.) a 30 square foot variance (4%) to allow a secondary wall sign 150 square feet in size.

Both requests apply to the installation of two (2) new building signs at a new commercial building at 6051 Transit Road.

Appeal No. 1 is in variance to § 181-5(F)(4).

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## New Business

### Appeal No. 1

Dana Hammer  
Residential Single Family

Requests the Board of Appeals approve and grant a 2' variance to allow for the construction of a 6' tall fence in the front yard space of a vacant lot at the southwest corner of Wehrle Drive and Connection Drive.

Appeal No. 1 is in variance to § 101-3(C) (2).

### Appeal No. 2

Frank Dec  
Residential Single Family

Requests the Board of Appeals approve and grant a 28' variance to allow a 19' front yard setback to the construction of a new addition to an existing garage at 5745 Martha's Vineyard.

Appeal No. 2 is in variance to § 229-52(A) (1).

### Appeal No. 3

Lawrence Duff Jr.  
Residential Single Family

Requests the Board of Appeals approve and grant:

- 1.) a 4' variance to allow for a detached accessory structure 20' in height.
- 2.) a variance to allow for the construction of a detached accessory structure exceeding 400 square feet in size that is constructed with materials and features not similar to the principal structure.

Both requests apply to the construction of a new detached garage at 9201 Roll Road.

Appeal No. 3 is in variance to § 229-55(E) (2) and § 229-55 (F).

### Appeal No. 4

Tim Graves  
Agricultural Rural Residential

Requests the Board of Appeals approve and grant a variance to allow for the installation of a generator (accessory structure) within the front yard space of a primary residence at 10661 Rosewood Lane. Generator is currently installed.

Appeal No. 4 is in variance to § 229-44(E).

### Appeal No. 5

Rajesh Chopra  
Planned Unit Residential Development (PURD)

Requests the Board of Appeals approve and grant a variance to allow for the installation of a sign on a mailbox measuring 3 square feet in area at 8241 Oakway Lane (Loch Lea Subdivision).

Appeal No. 5 is in variance to § 181-6 (F).

**Appeal No. 6**

Nancy and Joseph Corigliano  
Agricultural Rural Residential

Requests the Board of Appeals approve and grant a 520' variance to allow a 575' front yard setback for the construction of a new primary residence at 6155 Salt Road.

Appeal No. 6 is in variance to § 229-41 (A).

**Appeal No. 7**

Gianni Mazia's Restaurant/Paul Cambria  
Traditional Neighborhood District

Requests the Board of Appeals approve and grant:

- 1.) a variance to allow for an LED sign board in the Traditional Neighborhood Sign District.
- 2.) a 29.5 square foot variance to allow a 49.5 square foot sign in the Traditional Neighborhood Sign District.

Both requests apply to the installation of a new LED sign at 10325 Main Street.

Appeal No. 7 is in variance to § 181-3(D) (5) and § 181-3 (D) (2).

**Appeal No. 8**

Steven Grimaldi  
Agricultural Rural Residential

Requests the Board of Appeals approve and grant a 5' variance to allow a 5' side yard setback for the construction of a detached accessory structure (shed) at 6435 Landstone Drive.

Appeal No. 8 is in variance to § 229-44 (F) (2).