

TOWN OF CLARENCE
One Town Place, Clarence, NY 14031
In-Person Zoning Board of Appeals Agenda

August 10, 2021
5:00 p.m.

ALL APPLICANTS OR THEIR REPRESENTATIVES MUST ATTEND THIS MEETING

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

PLEASE TAKE NOTICE: TOWN OF CLARENCE CONTINUING COVID-19 PROTOCOLS

As a means of protecting all Town Personnel and the Public the Town of Clarence requires that all Individuals who are unvaccinated must wear a mask and practice social distancing at all times while inside Town Hall.

It is highly encouraged that all individuals follow this protocol regardless of vaccination

New Business

Appeal No. 1

Martin Griffith / Bank on Buffalo
Traditional Neighborhood District

Applicant requests a variance of 37' to allow frontage of 83' on Clarence Center Road located at 9490 Clarence Center Road.

Appeal No. 1 is in variance to:

§229-61

*Corner lots shall be no less than 120' on each street

Appeal No. 2

Charles Kelkenberg
Agricultural-Rural Residential

Applicant requests a variance to allow a 280' front yard setback for the construction of a single family home located at 7025 Goodrich Road.

Appeal No. 2 is in variance to:

§229-41 (A)

*Average front yard setback of 150'

Appeal No. 3

Brian R. McArthur
Agricultural-Rural Residential

Appeal No. 3 is in variance to:
§229-41(B) (2)

Applicant requests a variance of 10' to allow a 5' side yard setback for the construction of an attached deck located at 10458 Clarence Center Road.

Appeal No. 4

Jason Doktor
Residential Single Family

Appeal No. 4 is in variance to:
§101-3(C) (2)
*A corner lot shall be considered to have two front yards from the public road right-of-way to the closest point of the principal structure.

Applicant requests a variance of 2' to allow a 6' tall fence to be located in the front yard setback of 5186 Willowbrook Drive.

Appeal No. 5

Thomas Bluhm
Residential Single Family

Appeal No. 5 is in variance to:
§229-55 (H)

Applicant requests a variance of 136 sq. ft. to allow a 336 sq. ft. detached accessory structure (shed) located at 4776 Boncrest Drive West.

This meeting will be recorded