

Zoning Board of Appeals  
Regular Meeting and Public Hearing  
October 24, 2017

Chairman Gary Daum called the Regular Meeting to order at 7:00 pm, at the Yates Town Hall, 8 South Main Street, Lyndonville, New York 14098.

Those Present: Gary Daum, ZBA Chairman  
Pat O'Brien, ZBA Member  
Don Melfi, ZBA Member  
Jim Taylor, ZBA Member  
Mike Boring, ZBA Member  
Dawn Metty, Deputy Clerk  
Larry Wolfe, Resident

MINUTES:

Chairman Gary Daum entertained a motion to accept the minutes from the August 28, 2017 meeting.

RESOLUTION NO. 10-10/17

RESOLUTION TO ACCEPT THE MINUTES FROM THE AUGUST 28, 2017 MEETING AS PRESENTED TO EACH BOARD MEMBER.

RESOLVED, to accept the minutes from the August 28, 2017 meeting as presented to each Board Member.

Offered: Pat O'Brien  
Seconded: Don Melfi

Votes: 5 Ayes (O'Brien, Boring, Daum, Melfi, Taylor); 0 Nays

The Zoning Board reviewed area variance application from Karen Collette. She is requesting a 15' front setback variance from private lane. Wants to take the old smaller shed out and replace with a bigger one. Doesn't seem to be any issues

Chairman Gary Daum entertained a motion to close the regular meeting.

Offered: Pat O'Brien  
Seconded: Mike Boring

Votes: 5 Ayes (O'Brien, Boring, Melfi, Daum, Taylor); 0 Nays

Chairman Gary Daum called the Public Hearing to order at 7:20 pm, at the Yates Town Hall, 8 South Main Street, Lyndonville, NY 14098

Those Present: Gary Daum, ZBA Chairman  
Pat O'Brien, ZBA Member  
Don Melfi, ZBA Member  
Jim Taylor, ZBA Member  
Mike Boring, ZBA Member  
Dawn Metty, Deputy Clerk  
Karen Collette, Applicant  
Larry Wolfe, Resident

The following notice was placed in the Batavia Daily News on October 17, 2017.

PLEASE TAKE NOTICE; there will a Public Hearings held on October 24, 2017 at 7:15 pm at the Yates Town Hall, 8 South Main Street, Lyndonville, New York 14098. The purpose of the public hearing is for an Area Variance, Application # 07-17, submitted by Karen Collette at 11475 Robinson Lane FL 4, Lyndonville, New York 14098 for a 15' front setback from private lane. This application may be reviewed at the Office of the Town Clerk, 8 South Main Street, Lyndonville, NY 14098 during regular business hours.

All persons wishing to be heard shall be heard at this time. Correspondence may be made in person at the Public Hearing or by letter to the Town of Yates Zoning Board of Appeals.

Chairman Gary Daum went over an application for an area variance submitted by Karen Collette at 11475 Robinson Lane asking for a 15' front setback from private lane.

Chairman Gary Daum – The old shed is an 8 x 16, want to replace with a bigger one. Denial was made because a 20' setback from private lane is required.

Karen Collette – There is a 12 ft. wide concrete pad already there, would like to take the old one off and replace with a bigger one to cover the cement pad. It's used as storage and the entrance would be from the cottage side on the lane.

Chairman Gary Daum asked if the style of the new shed was the same as the old.

Karen Collette – Yes, same style.

Chairman Gary Daum mentioned that no one came to express any concerns and asked the board if they had any more questions.

There were no other questions.

Motion to close Public Hearing.

Offered by: Pat O'Brien

Seconded by: Jim Taylor

Votes: 5 Ayes (Daum, O'Brien, Melfi, Taylor, Boring); 0 Nays

Reconvene to the regular meeting, the Area Variance Findings and Decision sheet was filled out.

Chairman Gary Daum entertained a motion to approve Karen Collette's area variance application.

RESOLUTION NO. 11-10/17

RESOLUTION TO APPROVE KAREN COLLETTE'S AREA VARIANCE APPLICATION.

RESOLVED, to approve Karen Collette's area variance application.

Offered by: Pat O'Brien

Seconded by: Don Melfi

Votes: 5 Ayes (Daum, O'Brien, Melfi, Taylor, Boring); 0 Nays

NO FURTHER BUSINESS WAS DISCUSSED

Motion to adjourn meeting.

Offered by: Don Melfi

Seconded by: Mike Boring

Votes: 5 Ayes (Daum, O'Brien, Melfi, Taylor, Boring); 0 Nays