

**NOTICE OF HEARING
ZONING BOARD OF APPEALS
TOWN OF LANCASTER**

NOTICE IS HEREBY GIVEN of a Meeting of the Zoning Board of Appeals of the Town of Lancaster to be held Thursday, October 14, 2021, at 7:00 P.M., Local Time, in the Town Board Chambers, in the Lancaster Town Hall, 21 Central Avenue, Lancaster, New York. The meeting will be recorded. The items for consideration by the Zoning Board of Appeals at this meeting are:

1). The petition of Donald Wegst, Jr., 48 Deerpath Drive, Lancaster, New York 14086 for two [2] variances for the purpose of constructing an addition to an existing building on premises owned by the petitioner at 48 Deerpath Drive, Lancaster, New York, to wit:

- A. A variance from the requirements of Chapter 400, Zoning, Section 14, Subsection D, Schedule B of the Code of the Town of Lancaster. The petitioner proposes to construct an addition to the existing building fifteen [15] feet from the rear property line.

Chapter 400, Zoning, Section 14, Subsection D, Schedule B of the Code of the Town of Lancaster requires a minimum rear yard of thirty-five [35] feet. The petitioner, therefore, requests a twenty [20] foot variance.

- B. A variance from the requirements of Chapter 400, Zoning, Section 14, Subsection D, Schedule B of the Code of the Town of Lancaster. The petitioner proposes to construct an addition to the existing building zero [0] feet from an existing shed.

Chapter 400, Zoning, Section 14, Subsection D, Schedule B of the Code of the Town of Lancaster requires accessory structures be a minimum of ten [10] feet from another structure. The petitioner, therefore, requests a ten [10] foot variance.

2). The petition of Michael Meyer, Hull House Foundation Trustee, 5962 Genesee Street, Lancaster, New York 14086 for one [1] variance for the purpose of installing a ground sign on premises owned by the Hull House Foundation, located at 5976 Genesee Street, Lancaster, New York, to wit:

A variance from the requirements of Chapter 400, Zoning, Section 30, Subsection F(1)(c) of the Code of the Town of Lancaster to permit installing a five [5] foot, four [4] inch ground sign, five [5] feet from the front property line.

Chapter 400, Zoning, Section 30, Subsection F(1)(c) of the Code of the Town of Lancaster permits one sign located on the premises of a public, charitable or religious institution not less than twenty-five [25] feet from any lot line. The petitioner, therefore, requests a twenty [20] foot sign variance.

3). The petition of Chad Robinson, (3613) 0 Bowen Road, Lancaster, New York 14086 for one [1] variance for the purpose of constructing a Pole Barn, including a covered porch, on premises owned by the petitioner at (3613) 0 Bowen Road, Lancaster, New York, to wit:

A variance from the requirements of Chapter 400, Zoning, Section 14, Subsection D, Schedule B of the Code of the Town of Lancaster. The request calls for a 3,004 square foot pole barn, including a covered porch, to be constructed.

Chapter 400, Zoning, Section 14, Subsection D, Schedule B of the Code of the Town of Lancaster limits an accessory structure to 750 square feet. The petitioner, therefore, requests a 2,257 square foot variance.

4). The petition of Thomas and Melissa White, 11 Creekwood Drive , Lancaster, New York 14086 for one [1] variance for the purpose of constructing a patio roof on premises owned by the petitioner at 11 Creekwood Drive, Lancaster, New York, to wit:

A variance from the requirements of Chapter 400, Zoning, Section 14, Subsection D, Schedule B of the Code of the Town of Lancaster. The request calls for constructing a patio roof four [4] feet, two [2] inches from an existing inground pool.

Chapter 400, Zoning, Section 14, Subsection D, Schedule B of the Code of the Town of Lancaster requires an accessory structure to be located a minimum of ten [10] feet from another structure. The petitioner, therefore, requests a five [5] foot, ten [10] inch variance.

5). The petition of Alan Henry, 22 Grace Way, Lancaster, New York 14086 for one variance for the purpose of erecting a fence in a front yard area on premises owned by the petitioner at 22 Grace Way, Lancaster, New York, to wit:

A variance from the requirements of Chapter 400, Zoning, Section 34, Subsection C of the Code of the Town of Lancaster. The petitioner proposes to erect a six [6] foot high fence in a front yard.

Chapter 400, Zoning, Section 34, Subsection C of the Code of the Town of Lancaster limits the height of a fence or wall extending into a front yard area to three [3] feet in height. The petitioner, therefore, requests a three [3] foot fence height variance.

6). The petition of Andrew Kiel, 52 Hidden Meadow Crossing, Lancaster, New York 14086 for one [1] variance for the purpose of constructing a parking space on premises owned by the petitioner at 52 Hidden Meadow Crossing, Lancaster, New York, to wit:

A variance from the requirements of Chapter 400, Zoning, Section 14, Subsection D, Schedule B of the Code of the Town of Lancaster. The request calls for constructing a parking space four [4] inches from the side property line.

Chapter 400, Zoning, Section 14, Subsection D, Schedule B of the Code of the Town of Lancaster requires a minimum side and rear yard for parking, abutting a Residential District, of five [5] feet. The petitioner, therefore, requests a four [4] foot, eight [8] inch variance.

Signed _____
Diane M. Terranova, TOWN CLERK and
Clerk to Zoning Board of Appeals
October 7, 2021