

TOWN OF ORCHARD PARK – ZONING BOARD OF APPEALS

AGENDA FOR DECEMBER 20, 2022 (REVISED)

NOTICE IS HEREBY GIVEN that the Zoning Board of Appeals of the Town of Orchard Park, New York will hold a Public Hearing on **Tuesday, the 20th of December, 2022 at 7:00 P.M.** in the **Orchard Park Community Activity Center, 4520 California Road**, in said Town, in the matter of the following appeals:

MEMBERS: Work session starts at 6:30 P.M. (Members please be prompt.)

NEW BUSINESS

1. ZBA File #30-22, Eric & Melissa Burroughs, 5765 Scherff Road, Zoned R-1, SBL# 185.03-2-25, (Farm Lot 3, Town 9, Range 7). Requests an Area Variance to construct a 50 foot by 30 foot pole barn on a corner lot with a 20 foot and 35 foot setback from the street side yard. *Minimum street side setback in an R-1 Zone is 50 feet. §144 Attachment 14, Schedule of Height, Lot, Yard, and Bulk Regulations.*

*** Item Removed***

2. ~~ZBA File #31-22, Michael & Marissa Harmer, 115 Autumn Lane, Zoned R-2, SBL# 184.06-1-53, (Sub Lot 53, Map Cover 3707). Requests an Area Variance to install a 54 inch steel ornamental fence 25.5 feet from the street side front yard setback. *Wall, hedge or fence not over three feet high in any front yard or side street yard, provided that such wall, hedge or fence does not obstruct or obscure visibility of or for pedestrians or vehicles approaching or leaving the premises on which the said wall, hedge or fence is erected, §144-22(A)(1)*~~
3. ZBA File #32-22, Original Pancake House, 3019 Union Road, Zoned B-2, SBL# 152.12-4-1, (Part of Farm Lot 461, Town 10, Range 7). Requests two (2) Area Variances for conversions to an existing pedestal sign. Request #1 is to convert the existing sign to an intermittent message sign. *Intermittent signs prohibited, §144-36(A)(10).* Request #2 is to exceed the 8 inch maximum horizontal width pedestal with a 4 foot wide pedestal. *A sign not attached to any building or structure, supported by one pedestal permanently placed in the ground, with a clear, unobstructed area at least eight feet in height from the ground to the bottom of the sign, except for the pedestal which shall not exceed eight inches in horizontal dimension. The overall height of pedestal signs shall not exceed 16 feet, §144-5 Terms Defined.*

THE PETITIONER OR AN AUTHORIZED REPRESENTATIVE MUST ACCOMPANY EVERY PRESENTATION. ALL PERSONS CONCERNED WITH OR INTERESTED IN THE ABOVE APPEALS WILL BE GIVEN THE OPPORTUNITY TO BE HEARD AT THIS PUBLIC HEARING.

Dated: 11/22/2022 *Revised 12/5/22
Orchard Park, New York

Lauren Kaczor, Chairwoman
Zoning Board of Appeals