

Village of Webster
Community Meeting Hall
29 South Ave
Webster, NY 14580

Zoning Board of Appeals Minutes
Meeting Date: June 19, 2014

Present:

Chairman Mark Nicholson, Michael O'Connor, Sean Miller, William Baker, Robert Fantauzzo, Attorney David Mayer, Building/Code Enforcement Officer Will Barham, Secretary Carol Moranz

Absent:

None

The meeting came to order at 7:30 pm.

Motion was made by Michael O'Connor, seconded by William Baker to approve the minutes from the May 15, 2014 meeting. All in favor none opposed, motion passes.

1. Michael A. Shoaf, owner 264 Dunning Ave., Tax ID # 080.14-4-50. Application to expand driveway by adding an additional 10' width x 61' length to facilitate 3 car parking. Current driveway serves a 2 car garage. Applicant seeks relief from current zoning regarding allowable length and width of driveways. Applicable Code Section 175-3 Definitions "Driveway". Property zoned R1-13.6.

Applicant described the problem he is having with five cars parking on the property. R. Fantauzzo asked what the Planning Board had said at their meeting. It was noted that the Planning Board felt it was a lot of asphalt on the property. Applicant feels it will add value to the property.

B. Baker asked if the cars are pulling in and out all day long. Applicant stated that they are being rotated constantly all day.

M. Nicholson asked if any neighbors refused to sign off on the project. Mr. Schoaf said that no and the only one he missed was his neighbor to the west side of the property.

Board then discussed with applicant alternate plans such as parking on the side for RV storage. It was determined that will not work as there would not be a way to move the cars around.

S. Miller asked if any trees will have to be removed. It was stated that the driveway installer can work around the tree.

Open to the Public

Rick Walter – 20 Elm St. – I like the idea of a taper to the driveway. Stay a 2 car width at driveway and taper up by the side. It would look more like a commercial property with a full 3 car width driveway.

Closed to the Public

Motion was made by William Baker, seconded by Michael O'Connor to designate the Zoning Board as lead agency for a Type II SEQR. All in favor none opposed, motion passes.

Motion was made by Michael O'Connor, seconded by Robert Fantauzzo for a 4' variance to the west to run 44' from the face of the garage to accommodate an 8' wide driveway addition, cut in at a 45 degree angle from the street. All in favor none opposed, motion passes.

Motion was made by William Baker, seconded by Sean Miller to adjourn the meeting at 8:10 pm. All in favor none opposed, motion passed.

Respectfully submitted,

Carol A. Moranz
Zoning Board Secretary