

AGENDA - ZONING BOARD OF APPEALS
MEETING OF THURSDAY, FEBRUARY 20, 2014 - 7:00 PM

TABLED FROM THE JANUARY 16, 2014

- 1.) The application of the Estate of Theodore F. Koetz for a use variance at 5100 Ridge Road West. The application requests a use variance to allow a boarding house in the existing dwelling. Town Zoning Article 6, subsection 165-39 does not allow this use. This property is currently zoned General Commercial (GC). The applicant has requested that this application be tabled until the March 20, 2014 meeting.

NEW BUSINESS

- 2.) The application of Peter Morreale, owner, for a use variance at 4712 Ridge Road West. The applicant is requesting to use the property for open storage of unlicensed vehicles and is requesting relief from Town Zoning Article 6, subsection 165-39 which does not list open storage of unlicensed vehicles as an allowed use. This property is currently zoned General Commercial (GC).
- 3.) The application of Marcucci Properties, LLC, owner, for three area variances at 4645 Ridge Road West. The applicant is proposing to erect a 47.3 square feet changeable electronic freestanding sign with a setback of ten feet from the Ridge Road right-of-way. Applicant is requesting relief from Town Zoning Article 14, subsection 165-111.D which requires signs to be setback 15 feet from all lot lines, subsection 165-111.F which states in part that no sign shall be animated or flashing and subsection 165-113.B.4.b which limits the area of freestanding signs to 32 square feet. This property is currently zoned Highway Commercial (HC).
- 4.) The application of PAVS, LLC, owner, for a use variance at 4704 Ridge Road West. The applicant is requesting to use the property for open storage of unlicensed vehicles and is requesting relief from Town Zoning Article 5, subsection 165-32 which does not list open storage of unlicensed vehicles as an allowed use. This property is currently zoned Rural Residential (RR).

FOR ADDITIONAL INFORMATION APPLICATIONS/FOLDERS CAN BE REVIEWED IN THE BUILDING DEPT.