

APPROVED

A Public Hearing before the Zoning Board of Appeals of the Town of Williamson was held on July 23, 2009, in the Town Conference Room at 8:00 P.M.

The following members were:

Present: Jay Peters, Chairman
Leigh Furnal
Bruce Akins
Ernie Norton
Kurt Allman

Absent: None

Also in attendance: John Manahan, Donald and Carole Schwab, Dave Mahon, and Stephen Haywood, Assessor/Zoning Officer.

The minutes of the June 25, 2009, meeting were submitted for approval. A motion was made by Kurt Allman and seconded by Ernie Norton to approve the minutes as submitted. Motion carried.

The following Notice of Actions were submitted for approval:

Appeal No. 756 – Chad Ruffell. A motion was made by Ernie Norton and seconded by Bruce Akins to approve the Notice of Action as submitted.

Appeal No. 757 – Mike Scoville/Patricia Mayeu. A motion was made by Bruce Akins and seconded by Leigh Furnal to approve the Notice of Action as submitted.

Appeal No. 758 – Ed Radin/Estate of Vicki DeDee. A motion was made by Kurt Allman and seconded by Ernie Norton to approve the Notice of Action as submitted.

Agenda Items:

Appeal No. 759: John Manahan, of 4266 Sherman Avenue. A request for an area variance for side setback relief for construction of an addition on existing attached garage.

John Manahan addressed the Board. He indicated that he wishes to add a 16-foot addition to his existing attached garage. The addition will be 10' 8" from Mr. Manahan's east property line. Zoning requires a 15 feet setback. Mr. Manahan stated that he did look into alternative locations but the alternatives would not be in keeping with the aesthetics of the neighborhood. Mr. Manahan spoke with all neighboring property owners and they had no objections to his project. Charles Pardee, Mr. Manahan's neighbor to the east, came in to the office and looked at his proposed plan and had no objections.

Jay Peters asked if there was any public comment on the matter. There were none.

Ernie Norton made a motion to grant Appeal No. 759 with 6 feet of relief from the east lot line. Kurt Allman seconded the motion. Upon roll call vote, all voted in favor of the motion.

Appeal No. 760: Donald and Carole Schwab, 4293 Lake Rd. Applicant is requesting additional footage in side setback relief, which was previously granted in Appeal No. 743 for construction of a garage.

Mr. Schwab addressed the Board and presented updated construction plans of his proposed remodeling of his home. He indicated that the Board had previously granted a variance of 9 feet of relief for construction of an addition and garage on his home. Mr. Schwab stated that he wishes to change the prior plans. The new plans would match the rooflines of the existing home and he wishes to change the garage from a single-car to a two-car garage. He is requesting an additional two feet of relief on his east property line near the Leary lot line. This will not change the access to the neighboring property owner. The neighboring property owners have reviewed his new plans and they had no objections to them.

Bruce Akins motioned to grant Appeal No. 760 with 11 feet of relief on the east side and 20.8 feet on the south side in accordance with the plans as submitted. Ernie Norton seconded the motion. Upon roll call vote, all voted in favor of the motion.

There being no further business, a motion was made by Leigh Furnal to adjourn the meeting. Ernie Norton seconded the motion. The meeting was adjourned at 8:25 P.M.

Respectfully submitted,

Paula Dattbyn
Secretary
Zoning Board of Appeals