

APPLICATION TO BOARD OF APPEALS

X Tel. No. _____

Appeal No. 2016-023
Date MAR 31 2016

TO THE ZONING BOARD OF APPEALS, WEST SENECA, NEW YORK:

X I (we) Ronnie Oakes of 168 Northwood Ave,
West Seneca, NY 14224

_____, HEREBY APPEAL TO THE ZONING BOARD OF APPEALS FROM THE
DECISION OF THE BUILDING INSPECTOR ON AN APPLICATION FOR A BUILDING PERMIT NO. _____,
DATED _____, 20____, WHEREBY THE BUILDING INSPECTOR DID DENY TO

RECEIVED
TOWN CLERKS OFFICE
WEST SENECA, N.Y.
2016 MAR 31 AM 12:28

- A PERMIT FOR USE
- A PERMIT FOR OCCUPANCY
- A TEMPORARY PERMIT OR EXTENSION THEREOF
- A CERTIFICATE OF EXISTING USE
- A CERTIFICATE OF ZONING COMPLIANCE
- AREA PERMIT

1. Applicant is the PROPERTY OWNER
- CONTRACTOR FOR THE WORK CONCERNED HEREIN
 - PROSPECTIVE TENANT
 - OTHER (Describe) _____

X 2. LOCATION OF THE PROPERTY 168 Northwood Avenue, West Seneca NY 14224

3. State in general the exact nature of the permission required,
6' high fence in side yard; 4' max allowed

4. PREVIOUS APPEAL. No previous appeal has been made with respect to this decision of the Building Inspector or with respect to this property, except the appeal made in Appeal No. _____, dated _____, 20____.

X 5. REASON FOR APPEAL.
A. A Variance to the Zoning Ordinance is requested because strict application of the ordinance would produce undue hardship, or the hardship created is unique and is not shared by all properties alike in the immediate vicinity of this property and in this use district, or the variance would observe the spirit of the ordinance and would not change the character of the district because:

Location of property is on a corner lot. Would like to move 6' privacy fence to have more area (grass) for privacy around pool.

B. Interpretation of the Zoning Ordinance is requested because: _____

C. A Special or Temporary Permit or an Extension thereof Under the Zoning Ordinance is requested pursuant to Article _____, Section _____, Subsection _____, Paragraph _____ of the Zoning Ordinance, because: _____

Signature _____

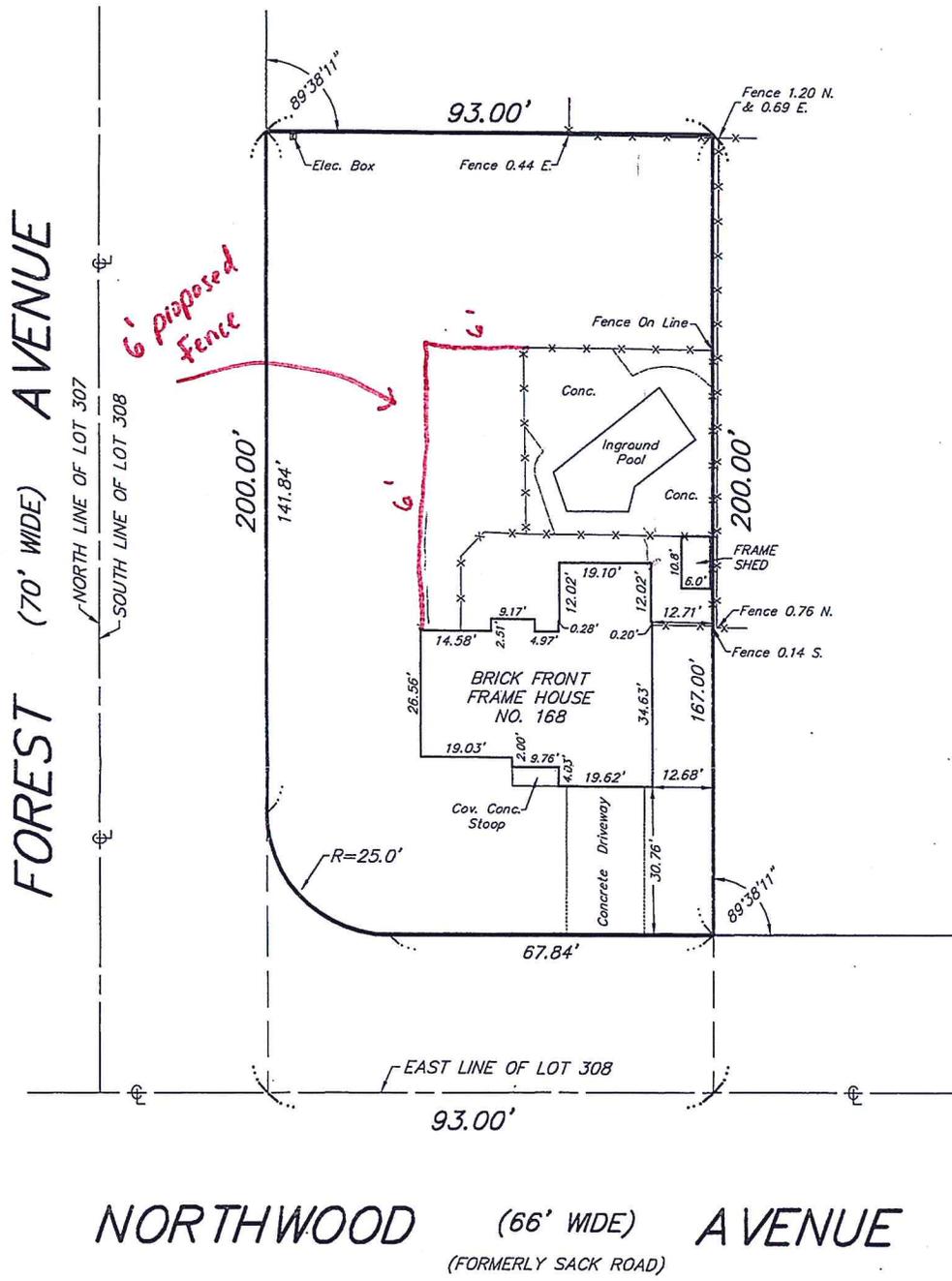
TO BE COMPLETED BY THE BUILDING INSPECTOR

1. Provision(s) of the Zoning Ordinance Appealed, including article, section, subsection or paragraph of the Zoning Ordinance
120-39(B) Fences shall not exceed 4' in height in side yard. Requesting 6' in height.

2. Zoning Classification of the property concerned in this appeal _____

3. Type of Appeal:
 Variance to the Zoning Ordinance.
 Interpretation of the Zoning Ordinance or Zoning Map
 Special or Temporary Permit or an extension thereof under the Zoning Ordinance.

4. A statement of any other facts or data which should be considered in this appeal. Corner lot.



INSTRUMENT(S) UTILIZED IN DETERMINING LOCATION OF BOUNDARY LINES: LIBER 8128 PAGE 249
 THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT ABSTRACT OF TITLE AND IS SUBJECT TO ANY STATE OF FACTS THAT MAY BE REVEALED IN SAID ABSTRACT.
 NOTE: PROPERTY CORNER MONUMENTS WERE NOT PLACED AS PART OF THIS SURVEY.

<p>THIS SURVEY MAP WAS PREPARED IN ACCORDANCE WITH THE CURRENT STANDARDS FOR LAND SURVEYS ADOPTED BY THE BAR ASSOCIATION OF ERIE COUNTY AT THE REQUEST OF Melissa Tocha, Esq.</p> <p><i>Francis C. Delles</i> FRANCIS C. DELLES NYSPLS No. 050477</p>	<p>©COPYRIGHT 2014 BY: Millard, MacKay & Delles LAND SURVEYORS, LLP 150 AERO DRIVE BUFFALO, NEW YORK 14225 PHONE (716) 631-5140 ~ FAX 631-3811</p>	<p>AMEND: SURVEY DATE: 9-10-14 DRAWING DATE: 9-11-14 SCALE: 1" = 30' "ALL RIGHTS RESERVED"</p>
<p>SUBLOT 3 ~ MAP COVER 2317</p> <p>PART OF LOT <u>308</u> SECTION _____ TOWNSHIP _____ RANGE _____ OF THE: <u>Ebenezer Lands</u> SURVEY - <u>Erie</u> COUNTY, N.Y.</p>		<p>THIS MAP VOID UNLESS EMBOSSED WITH NEW YORK STATE LICENSED LAND SURVEYOR'S SEAL. ALTERING ANY ITEM ON THIS MAP IS A VIOLATION OF THE LAW EXCEPT AS PROVIDED IN SECTION 7209, PART 2, OF THE NEW YORK STATE EDUCATION LAW.</p>
<p>SURVEY OF: 168 Northwood Avenue, Town of West Seneca</p>		<p>SBL No. 125.13-1-7</p>

FILE NO. 125.13-1-7