

# APPLICATION TO BOARD OF APPEALS

Tel. No. 716-200-7699

Appeal No. 2024-054

Date 9/5/24

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

I (we) X Sel Zawistowski of 50 Pine Cove Drive

\_\_\_\_\_, HEREBY APPEAL TO THE ZONING BOARD OF APPEALS FROM THE DECISION OF THE BUILDING INSPECTOR ON AN APPLICATION FOR A BUILDING PERMIT, WHEREBY THE BUILDING INSPECTOR DID DENY PERMIT TO: \_\_\_\_\_

- |  |   |
|--|---|
| <input type="checkbox"/> A PERMIT FOR USE                        | <input type="checkbox"/> A CERTIFICATE OF EXISTING USE      |
| <input type="checkbox"/> A PERMIT FOR OCCUPANCY                  | <input type="checkbox"/> A CERTIFICATE OF ZONING COMPLIANCE |
| <input type="checkbox"/> A TEMPORARY PERMIT OR EXTENSION THEREOF | <input checked="" type="checkbox"/> AREA PERMIT             |

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

2. LOCATION OF THE PROPERTY SAME

3. State in general the exact nature of the permission required, \_\_\_\_\_

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\_\_\_\_\_.

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: \_\_\_\_\_

(See Letter)

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: \_\_\_\_\_

X Sel Zawistowski  
Applicant's 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

120-30 Required front yard setback 30'  
Required 10' front yard setback with shed.

2. Zoning Classification of the property concerned in this appeal R65

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

Building Inspector [Signature]

Sal Zawistowski

50 Pine Cove Drive

West Seneca, New York 14224

9/4/2024

Zoning Board of Appeal: Shed

I would like to put a shed with a wood base inside my already fenced in back yard. The shed would be in my side lot area. The fencing is already installed and I have a variance for the fence, it is 6' white vinyl. Only the top of the shed would be visible, I am planning on white siding to match the fence. However, this color could change depending on my wife's final siding choice. There is a large tree in my side lot that will completely block the view from in front of my house, there is landscaping that will block the view from my neighbor directly behind me. Neighbors across the street will have view of the top area only of the shed.

The purpose of the shed will be to store my ATV's, lawn mower and other small yard working tools.

CRESCENT

(60.00 WIDE)

VIOLINIS

N 00°21'37" E

135.00'

S 89°38'23" E

95.00'

SET. I.P.

SET. I.P.

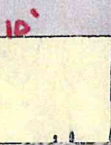
30'

30' SETBACK

16' x 32' x 30' LAGOON

POOL EQUIP.

17'



*Requesting 6' Front Setback from lot line*

FRAME HOUSE

NO. 50

GARAGE

145.00'

S 00°21'37" W

N

SET. I.P.

R = 10.0'

15.71'

SET. I.P.

COMBINED 20.0' WIDE ECSD #1 SAN. SEWER EASEMENT & TOWN OF WEST SENECA UTILITY EASEMENT

ELEC ON U

85.00'

N 89°38'23" W

SET. I.P.

**\*\*\* RECEIPT \*\*\***

**Date:** 09/05/24

**Receipt#:** 89252

<b>Quantity</b>	<b>Transactions</b>	<b>Reference</b>	<b>Subtotal</b>
1	Zoning Board of Appeals	20157214	\$160.00
<b>Total Paid:</b>			<b>\$160.00</b>

**Notes:** 2024-054 / 50 Pine Cove Dr

<b>Payment Type</b>	<b>Amount</b>	<b>Paid By</b>
CK #1107	\$160.00	Zawistowski, Sal

Thank you for allowing the West Seneca Town Clerk's office to serve you. Have a wonderful day!

**Name:** Zawistowski, Sal  
50 Pine Cove Dr  
West Seneca, NY 14224

**Clerk ID:** ELYSE

Internal ID: 20157214