

\$160.00

APPLICATION TO BOARD OF APPEALS

Tel. No. _____

Appeal No. 2020-39

Date _____

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

I (we) MEAGHAN GORMAN of 102 CAYBROOK DR
W. SENECA

, 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: _____

- 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) _____

2. LOCATION OF THE PROPERTY 102 CAYBROOK DR

3. State in general the exact nature of the permission required, 6' FENCE AND SHED IN FRONT YARD

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. NA, 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 ENCLOSED 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: _____

VIA EMAIL
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 120-39 (B) 4' FENCE IN FRONT YARD - 6' REQUESTED

120-39 (A)(1) - NO ACCESSORY STRUCTURES IN FRONT YARD - 3' SETBACK REQUESTED

2. Zoning Classification of the property concerned in this appeal R-75

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. CORNER LOT

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

Building Inspector [Signature]

Mr. and Mrs. Patrick F. Gorman, Jr.
102 Oakbrook Drive
West Seneca, NY 14224

June 5, 2020

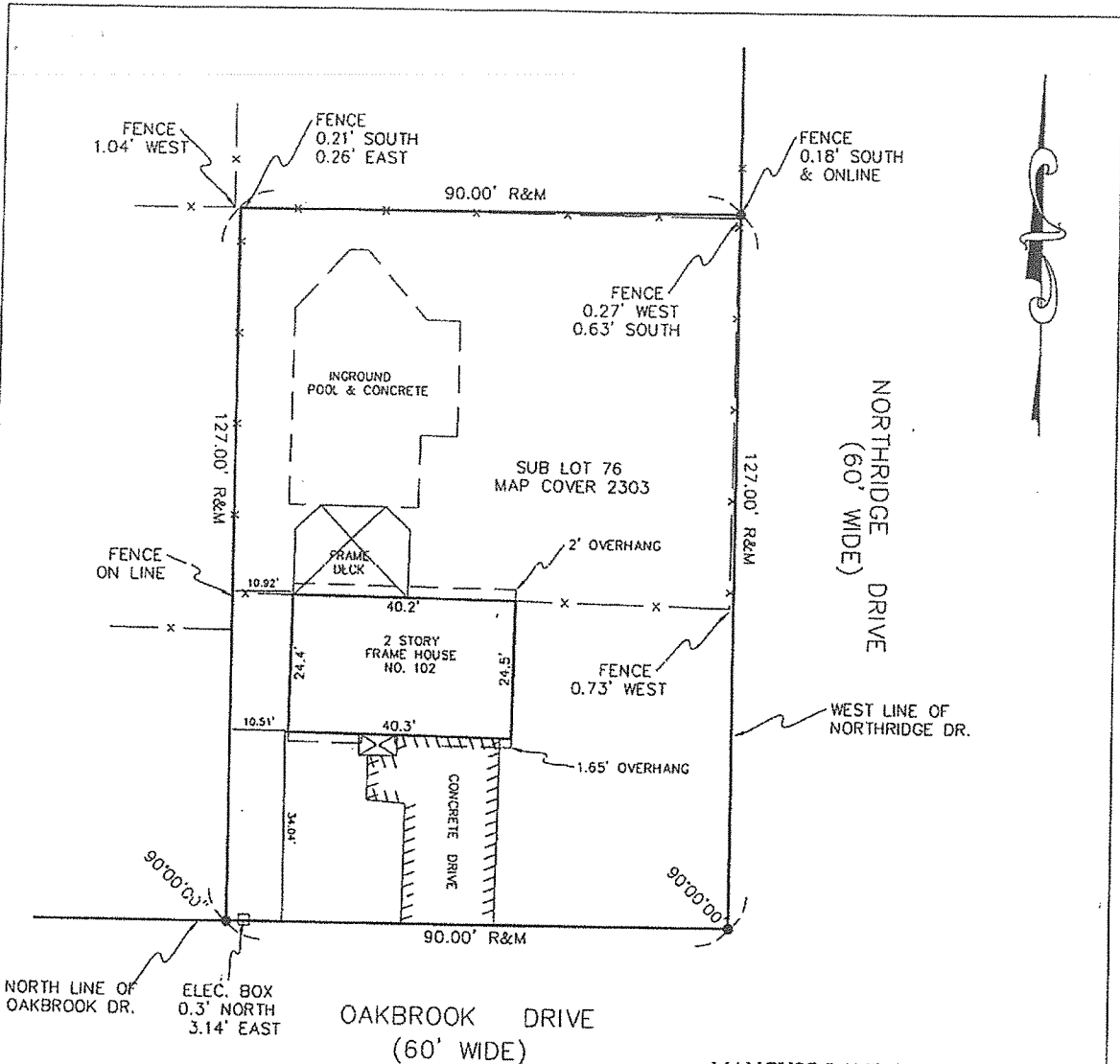
West Seneca Town Hall
1250 Union Road
West Seneca, NY 14224

To Whom It May Concern,

We are writing to you today with a proposal to erect a ten foot shed to utilize as storage in the rear corner of our property at 102 Oakbrook Drive West Seneca, NY 14224. We would also like to extend our six foot tall privacy fence from the rear of our house to the front of the house in order to encapsulate more of the yard for a play area. We appreciate your time and consideration on this matter.

Sincerely,

Mr. and Mrs. Patrick F. Gorman, Jr.



MANGUSO LAND SURVEYING, P.C.
 FREDERICK M. MANGUSO, 049775-1
 TRACY A. SPADA, 050806
 572 TUSCARORA RD.
 ANGOLA, NY 14006
 PHONE & FAX 716 549 4717
 EMAIL OFFICE@MangusoLandSurveying.com

SUCCESSOR TO THE RECORDS OF
 WILLIAM C. BUCKLAND L.S.
 NORMAN B. JOHNSON L.S.
 WILSON M. PRINER L.S.

SURVEY REDATED 11/05/2018
 PROJ. NO. 20181242

LEGEND

These standard symbols will be found in the drawing.

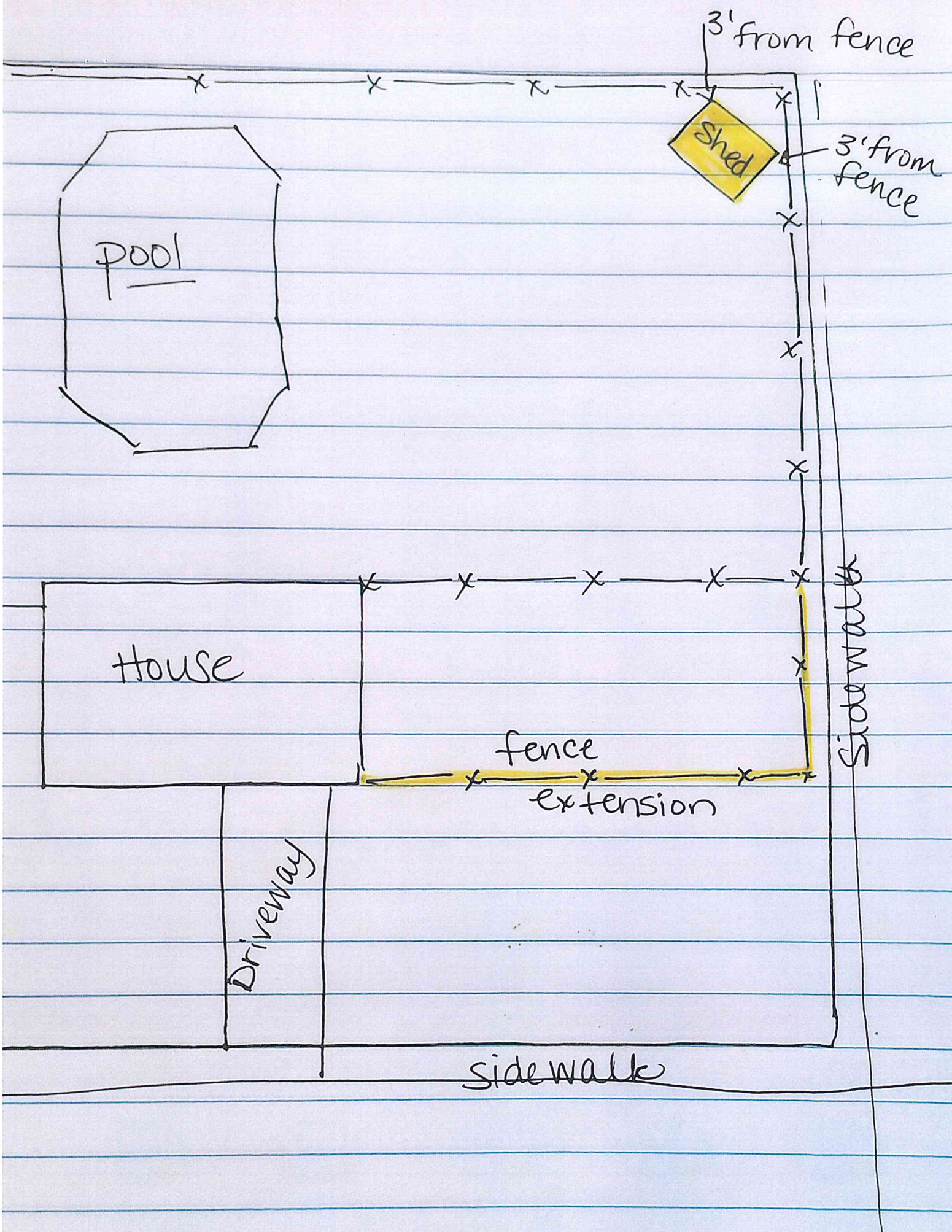
- EXISTING IRON PIPE
- ◊ SET IRON PIPE
- ◊ UTILITY POLE
- BOUNDARY
- CENTERLINE OF ROAD
- X—X— FENCE
- DRIVE
- E OVERHEAD UTILITY LINE

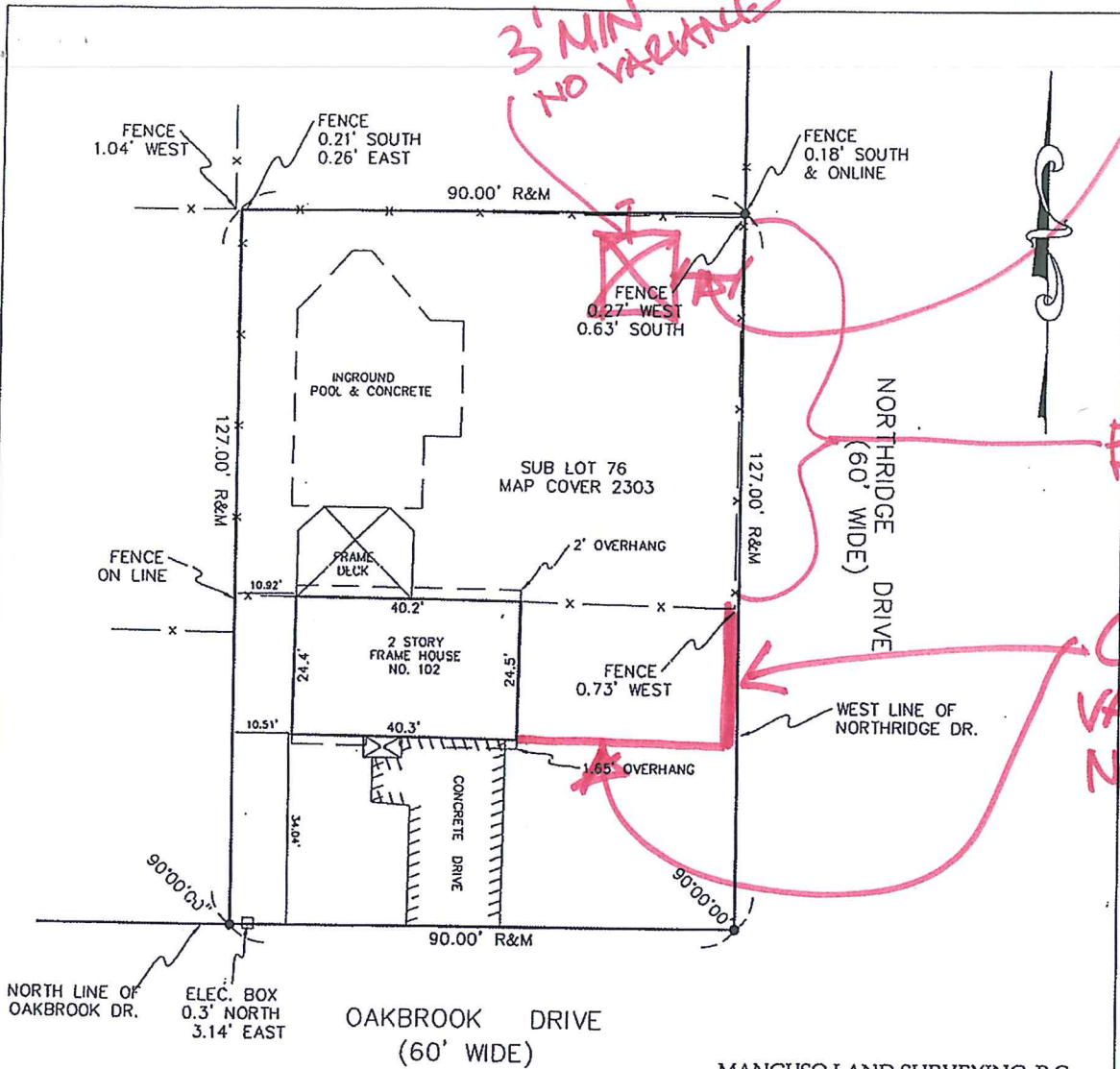


SURVEY NOTES

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8. NO STAKES SET AS PER CONTRACT.
9. THIS SURVEY NOT VALID WITH AFFRONT OF NO CHANGE.
10. THIS SURVEY NOT VALID FOR SUBSEQUENT OWNERS, MORTGAGES OR TITLE INSURANCE UNLESS THIS SURVEY HAS BEEN RESURVEYED BY THIS SURVEYOR.

102 OAKBROOK DRIVE		
DRAWN FMM	DATE 03/06/09	PART OF LOT 392, T10, R7 TOWN OF WEST SENECA
APPROVED FMM	DATE 03/06/09	
SCALE 1" = 20'		COUNTY OF ERIE STATE OF NEW YORK
SHEET		PROJECT NO. 2009051





3' MIN
NO VARIANCE

3'
VARIANCE
NEEDED

EXISTING
6' HIGH

6'
VARIANCE
NEEDED

LEGEND

These standard symbols will be found in the drawing.

- EXISTING IRON PIPE
- SET IRON PIPE
- UTILITY POLE
- BOUNDARY
- CENTERLINE OF ROAD
- x-x- FENCE
- ||||| DRIVE
- E- OVERHEAD UTILITY LINE



SURVEY NOTES

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