

#1602

APPLICATION TO BOARD OF APPEALS

Tel. No. _____

Appeal No. 2020-810

Date Nov. 12, 2020

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

I (we) Nicole & Raymond Doner of 477 Reserve Rd.
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, 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 477 Reserve Rd.

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 Attachment)

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: _____

Nicole Doner
Applicant's Signature
Raymond Doner

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 6' in rear yard + 4' in side yard. Requesting 8ft high fence

2. Zoning Classification of the property concerned in this appeal R75A

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. _____

Building Inspector DJB

November 12th, 2020

Dear Members of the West Seneca Zoning Board of Appeals,

I am writing to seek a fence variance for our single-family home at 477 Reserve Rd., West Seneca, NY, 14224.

I respectfully request to install a fence that is 8 feet tall for privacy reasons.

The reason for the fence request greater than the standard 6 feet request is due to the fact that the area to be enclosed is a low-lying area that is approximately;

1) 3-4 feet below the neighbors back yard deck depending on which part of the area is used for comparison.

2) The proposed fence line is close to 3 feet below the driveway/parking grade.

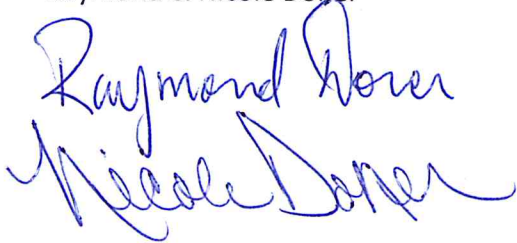
Also, I would like to add that in our opinion, and I hope the board would concur that the proposed fencing poses no hazards to vehicle traffic safety. The proposed fence would be situated approximately 85 feet (28 yards) from the nearest roadway.

I have taken the time to speak with the neighbors about the fence variance request, and have brought to the meeting their signatures in support of my request.

Thank you for taking the time to review my request.

Sincerely,

Raymond & Nicole Doner

Handwritten signatures of Raymond Doner and Nicole Doner in blue ink. The signature of Raymond Doner is written above the signature of Nicole Doner.

Unauthorized alteration or addition to this Survey Map is a violation of Section 2209, Subdivision 2, of the New York State Education Law. This Map Void Unless EMBOSSED with New York State Land Surveyor's Seal No. 043754

I, JOHN N. TAYLOR, L.S., P.C., CERTIFY TO NORTHERN CAPITAL CORP., its successors and assigns, and USLIFE TITLE INSURANCE COMPANY OF NEW YORK, that this Survey was actually made on the ground in accordance with descriptions furnished to this office. This Certification is not transferable.

NOTE: O - Denotes Found Iron Rod

BEING PART OF LOTS 412 & 413, T.10, R.7 OF THE BUFFALO CREEK RESERVATION
 TOWN OF WEST SENECA, COUNTY OF ERIE, N. Y.
 LOCATION
 SURVEY JOB NO. 1000011 S P.C.

