

TOWN OF VICTOR ZONING BOARD OF APPEALS

July 18, 2016 – 7:00 p.m. Town of Victor Town Hall, 85 E. Main St. Victor, NY 14564

7:00 p.m. Approval of minutes – 6/6/2016 and 7/5/2016

PUBLIC HEARING

RESULTS

1. KUMPF – STAND ALONE ACCESSORY STRUCTURE (Area Variance) **APPROVED**
670 County Road 9 Appl. No. 16-Z-16
Applicant is proposing to subdivide his lot which would leave a barn as the only structure on a single lot, whereas, §211-19A(3) of the Town of Victor Code states accessory structures that are clearly subordinate to a principal building are a permitted use in residential districts .
2. GORBEL – SIGNS (Area Variance) **APPROVED**
600 Fishers Run Appl. No. 17-Z-16
Applicant is requesting to place two monument signs within the Gorbel campus 18 feet from the right-of-way, whereas §165-4B(6) states that no free standing sign shall be closer than 35feet from the pavement of the public right-of-way.
The County considers this a Class 2 action. They have recommended disapproval and therefore a super majority is needed to approve the variance.
3. SCOUT CROSSING – FRONTAGE (Area Variance) **APPROVED**
Dryer Road – Empty Lot Appl. No. 18-Z-16
Applicant is proposing a four lot subdivision and is requesting to allow three lots with 30 feet of frontage and one lot with 34 feet of frontage, whereas Schedule II, Area and Height Requirements requires 100 feet frontage per each lot.
4. LCS HOLDINGS – SIDE SETBACK (Area Variance) **APPROVED**
829 Phillips Road Appl. No. 12-Z-16
Damicos LLC (827 Phillips) proposes to purchase land from LCS Holdings LLC (829 Phillips) to construct a driveway to the 827 Phillips Rd parcel. This would create a lot line that is 25feet from the building at 829 Phillips Rd, whereas Schedule II, Area and Height Requirements requires a 30 foot side setback.
5. MARK’S PIZZERIA – FRONT SETBACK (Area Vaiance) **APPROVED**
6499 NYS Route 96 Appl. No. 15-Z-16
Applicant is proposing to demolish existing structure and is requesting to allow a new structure to be built 52.9ft from the right-of-way, whereas Schedule II, Area and Height Requirements requires an 80ft front setback.

Information and plans available for review at the Planning & Building Office located at 85 East Main Street. All public are welcome to attend meetings. Written comments may be directed to planning@town-victor-ny.us or mail to Planning at 85 East Main St., Victor, NY 14564 prior to meeting. For additional information call 585-742-5040.