

MINUTES
TOWN OF GORHAM ZONING BOARD OF APPEALS
December 17, 2009

PRESENT: Chairman Hoover Mr. Ebersol
 Mrs. Fake Mr. Craugh
 Mr. Johnson Mr. Blaker

ABSENT: Mr. Schilbe

Chairman Hoover called the meeting to order at 7:30 PM. Mr. Johnson made a motion to approve the minutes of the November 19, 2009, meeting. Mrs. Fake seconded the motion, which carried unanimously.

PUBLIC HEARING:

Application #09-188, Mary Colleen Wilmot, owner of property at 4096 State Rt. 364, requests an area variance to build porch additions and residential additions. Proposed additions do not meet the front yard setback & south side yard setback.

The public hearing was re-opened, which was adjourned on November 19, 2009, and the notice as it appeared in the official newspaper of the Town was read.

John Sigrist, Architect, & Dave Zacharias, Surveyor, was present and presented the application to the board.

An application has been submitted to the Town of Gorham Planning Board to subdivide the southern neighboring 16 foot parcel in half merging 8.11 feet to the proposed parcel. This will eliminate the south side yard variance. A lot coverage variance is also being requested. Existing lot coverage is 30.1%. The applicant is proposing to eliminate part of the paved drive to keep the lot coverage at 31.1% with the proposed additions.

The lot coverage was discussed. The applicant is willing to remove part of the paved area to keep the lot coverage at 31.1% with the construction of the proposed additions. Chairman Hoover asked if there would be the ability to extend the area where they are proposing to remove pavement to keep the drive consistent the whole length, excluding the apron for the garage. This would drop the lot coverage to 28.7%

Mr. Sigrist stated that in his conversations with the homeowner he believes that they could extend the removal of the pavement.

After discussing and reviewing the questions on the back of the application the following motion was made [attached hereto]: Mrs. Fake made a motion to grant a front 6' variance for a setback of 24 feet, lot coverage is to be reduced to 28.7%. This is contingent on the approval of subdivision from the Town of Gorham Planning Board and the filing of the subdivision at the Ontario County Clerk's Office. Mr. Johnson seconded the motion, which carried unanimously.

Mrs. Fake made a motion to adjourn the meeting at 7:50PM. Mr. Johnson seconded the motion, which carried unanimously.

Jerry Hoover, Chairman

Sue Yarger, Secretary