

Minutes
Village of Orchard Park
Zoning Board of Appeals
September 25, 2019

The Village of Orchard Park Zoning Board of Appeals held a meeting on Wednesday, September 25, 2019 at the Municipal Center, 4295 South Buffalo Street, Orchard Park, New York.

Chairman Steve Snyder called the meeting to order at 7:02 p.m. and stated, "If anyone appearing before the Board is related thru family, financial or business relationship with any member of the Board, it is incumbent upon him to make it known under the New York State Law and the Village Code of Ethics."

Members present:

Chairman, Steve Snyder
Ann Flynn
Scott Hartung
Dave Obrochta
Gary Phillips
Alternate Kevin Moran

Others present:

Matthew Hartung, Trustee
Christine Hanavan, Secretary
John Gullo, Code Enforcement

Members absent:

William Riter

The Chairman asked for approval of the minutes of the previous meeting held on August 28, 2019. Scott Hartung made the motion to approve the minutes of the previous meeting seconded by Gary Phillips. On the question:

SCOTT HARTUNG	YES
GARY PHILLIPS	YES
KEVIN MORAN	YES
STEVE SNYDER	YES

Chairman Snyder then stated, "All persons making an appeal before this Board will be heard in accordance with the applicable laws of the State of New York and the Village of Orchard Park. Any person aggrieved by any decision of the Board of Appeals may present to a court of record a petition, duly verified, setting forth that such decision is illegal, specifying the grounds of the illegality. Such petition must be presented to the court within 30 days after filing of the decision in the office of the Village Clerk."

Chairman Snyder asked if site inspections for all cases presented were made by all Board members: On the question:

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ANN FLYNN	YES
SCOTT HARTUNG	YES
KEVIN MORAN	YES
DAVE OBROCHTA	YES
GARY PHILLIPS	YES
STEVE SNYDER	YES

ZBA Application

Lucian Forcucci

160 Sunset Terrace

Orchard Park, NY 14127

SBL #162.17-5-33

Applicant is requesting a variance to Municipal Code Section 225-Schedule II R1 Residential Zoning.

Applicant is requesting permission to reduce front and side yard setbacks to erect an addition. Applicant is asking for a 31 ft. front setback and an 8' 10" side yard setback. The code stipulates a 35 ft. front yard setback and a 12 ft. side yard setback.

APPEARANCE: Lucian Forcucci, Applicant

DISCUSSION: Mr. Forcucci explained he has been a resident of Orchard Park for over 30 years. His family is growing and he would like to convert a single car garage to a two car garage. This would also allow him room to build additional bedrooms above the garage. He reviewed his plans with his neighbors and they had no objections.

The Chairman asked three times if there was anyone in the audience who would like to speak in favor of granting the variance. There were none.

The Chairman asked three times if there was anyone in the audience who would like to speak against granting the variance. There were none.

The Chairman then asked if the Secretary had received any communications either for, or against, granting the variance. The Planning Board gave a positive referral to grant the variance.

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Dave Obrochta made a motion, seconded by Scott Hartung in favor of granting permission to reduce the front and side yard setbacks to erect an addition at 160 Sunset Terrace allowing a front setback of 31 ft. and a side yard setback of 8'10".

On the question:

THE VOTE ON THE MOTION BEING:

ANN FLYNN	YES
SCOTT HARTUNG	YES
KEVIN MORAN	YES
DAVE OBROCHTA	YES
GARY PHILLIPS	YES
STEVE SNYDER	YES

THE MOTION WAS PASSED.

Moved by Gary Phillips seconded by Dave Obrochta to adjourn at 7:15 p.m.
On the question:

THE VOTE ON THE MOTION BEING:

ANN FLYNN	YES
SCOTT HARTUNG	YES
KEVIN MORAN	YES
DAVE OBROCHTA	YES
GARY PHILLIPS	YES
STEVE SNYDER	YES

THE MOTION WAS PASSED.

Respectfully submitted,

Christine M. Hanavan
Secretary

Chairman's Approval:

Date: _____