

# TOWN OF CLARKSON – ZONING BOARD OF APPEALS

January 20, 2010

## PRESENT – Board Members

Conrad Ziarniak - Chairperson  
Paul Dittman  
Rick Sheffer  
Jackie Smith

## Support Board Members

Richard Olson, Town Attorney \*  
Chad Fabry, Code Enforcement \*  
Ursula M. Liotta, Building Dept. Coordinator  
Excused \*

## CALL TO ORDER:

C. Ziarniak called the meeting to order at 7:00 pm, led all present in the Pledge of Allegiance, and reviewed the agenda.

## PUBLIC HEARING:                      None

## NEW BUSINESS:

1. **New Beginnings Christian Fellowship** - Sign Permit Application, ZBA #2010-1  
7397 Ridge Road, Tax Acct. #070.01-1-23.2

U. Liotta stated that the church put up a temporary sign that is not permitted by code. The building department advised Pastor Crespo that so long as the permanent permit application was in process by today, the temporary sign would be allowed pending approval of the permanent sign.

Jeff Heckman, Treasurer for the church, presented the sign application and stated in part as follows:

- The temporary sign is where the permanent sign will be placed, which is in the same location as the former Apple Tree furniture store sign.
- That there is existing electric service at the sign site.
- That the sign is a 7' high 5' x 8' (40 sq. ft.) double-sided freestanding sign made of exterior grade ¾" thick MDO plywood.
- That the sign will include a separate panel that may be changed based on various church events; that the lettering on the panel will be covered in Plexiglas for protection.

After reviewing the application, the board found that the applicant has met and/or provided the following criteria:

- Color scheme.
- Rendering including the logo.
- The sign will be professionally made by Gupp Signs.
- The sign will be illuminated on both sides by the existing light fixtures from the previous owner.

C. Ziarniak further added that the permanent sign must be kept in like-new condition. No instrument survey was provided with the application. C. Ziarniak asked U. Liotta to research the Apple Tree furniture store's ZBA file to see if a survey was included at the time of the owner's permit application; that the board needs to see the specific measurements as to the sign's location.

Based on the above, C. Ziarniak made a motion to schedule a public hearing for February 3, 2010; second by J. Smith; unanimously carried.

Discussion followed by the board members with regard to fine-tuning the sign permit application process, including, the method for approvals and the conditions on the approvals being granted. Applicants that apply to the ZBA for permission to erect a sign are requesting a **Special Permit**. All **Special Permit** application fees in the Town of Clarkson are \$150. Once the **Special Permit** has been granted, the Notice of Decision will be conditioned upon the applicant applying to the Building Department for a building permit to erect the sign.

The board members also shared ideas on the best way to follow-up on conditional Notices of Decisions, i.e. the use of a laptop w/a computer program specific to the ZBA, or through the Building Department computer program, etc.

## OLD BUSINESS:

1. **First Niagara Bank**, 2 West Avenue (aka 4119 Lake Road), Tax ID# 069.05-1-4.1  
Area Variance Application re: Sign

Neither the Applicant nor its representative was present. The board reviewed the information on file to date, including the most recent email from the NYS DOT engineer, Dan Schwind, who provided a metric scale drawing of the site indicating the location of the new proposed pole sign.

**TOWN OF CLARKSON – ZONING BOARD OF APPEALS**  
January 20, 2010

C. Ziarniak stated that the specific measurements as to the sign's location from the property boundaries and/or the building are missing from the drawings provided. Once that information is provided, the board would review the application once more prior to scheduling a public hearing.

C. Ziarniak stated that he would draft an email to the Applicant and/or its representatives stating specifically what is yet required in order for the ZBA to proceed with the matter.

**OPEN FORUM:**                      None

**OTHER:**

U. Liotta mentioned that the Town Board was interviewing a candidate for this board's open position on January 26, 2010.

**REVIEW OF MEETING MINUTES:** January 6, 2010

J. Smith made a motion to approve the minutes; second by P. Dittman; unanimously carried.

**NEXT MEETING:** February 3, 2010 at 7:00 p.m.

**ADJOURNMENT:** C. Ziarniak made a motion to adjourn at 8:25 p.m.; seconded by R. Sheffer; unanimously carried.

**Approved 2-3-10**

Respectfully Submitted,

Ursula M. Liotta, Bldg. Dept. Coordinator