

TOWN OF CLARKSON – ZONING BOARD OF APPEALS

August 3, 2011

PRESENT – Board Members

Conrad Ziarniak – Chairperson
Paul Dittman
Jackie Smith
Scott G. Tantalo *
Michael Beadling

Support Board Members

Richard Olson, Town Attorney *
Chad Fabry, Code Enforcement *
Ursula M. Liotta, Administrative Assistant

Excused *

CALL TO ORDER:

C. Ziarniak opened the meeting at 7:00 p.m. with the Pledge of Allegiance, and reviewed the agenda.

NEW BUSINESS:

1. **Cyad Heckman**, owner, 3149 Sweden Walker Road, #055.01-1-16.2, Zoned: RS-20
Application for an Area Variance, #ZBA-2011-2

C. Heckman stated that he had applied for a Building Permit for an accessory structure, i.e. a carport/ RV storage facility but was denied because of Town Code §140-7(E) and §140-19(I), and he was referred to the ZBA to apply for an Area Variance.

C. Heckman needs to build the accessory structure in front of his house. He is unable to get to his backyard because the septic system is on the North side and there is a row of trees on the South side. Further, it was mentioned that he is in the process of building an addition to connect the house to the barn/garage. Discussion included, in part as follows:

- The structure will be pre-constructed (41' x 24') and similar to the print-out provided with the application. C. Heckman hopes to be able to install garage doors at the front and back of the carport. The structure will have 42" pier footings.
- C. Heckman thought that the design of the structure could be flexible subject to ZBA's Area Variance approval; that he is considering building a pole barn instead of a carport since the cost and prep work is the similar.
- The ZBA requires that the exact location of the structure be marked on the Instrument Survey. This can be referenced from the property line at the road, or the corners of the house can be used as a reference to the exact location where the structure will be situated. This will allow the amount of the Area Variance needed to be determined.

The Board asked C. Heckman to provide an exact rendering of the of structure, as well as the exact placement of the structure with the required distances shown on the instrument survey, prior to the next meeting on August 17, 2011.

OTHER

1. Review proposed letter to Supervisor

The Board discussed the content of the proposed letter to the Supervisor requesting internet access to the Dias so that the Board could begin using the WebQA program more efficiently. After discussion, it was agreed that the letter be sent in the hopes that the request be considered by the Town Board at the August 9, 2011 meeting.

REVIEW OF MEETING MINUTES: July 15, 2011

C. Ziarniak made a motion to approve the minutes as amended; second by J. Smith; unanimously carried.

ADJOURNMENT: C. Ziarniak made a motion to adjourn at 7:46 p.m.; second by P. Dittman; unanimously carried.

NEXT MEETING: August 17, 2011

Approved 9-21-11

Respectfully Submitted,

Ursula M. Liotta,
Administrative Assistant