

**NOTICE OF HEARING
ZONING BOARD OF APPEALS
TOWN OF LANCASTER**

NOTICE IS HEREBY GIVEN of a Meeting of the Zoning Board of Appeals of the Town of Lancaster to be held Thursday, April 8, 2021 at 7:00 P.M., Local Time, via teleconference by calling 1-716-800-4267 and entering Pin #1232. The meeting will be recorded. The items for consideration by the Zoning Board of Appeals at this meeting are:

1). The petition of Donna Ezzo, 27 Steinfeldt Road, Lancaster, New York 14086 for one [1] variance for the purpose of erecting a fence in a required front yard on premises owned by the petitioner at 27 Steinfeldt Road, Lancaster, New York, to wit:

A variance from the requirements of Chapter 50, Zoning, Section 35C. of the Code of the Town of Lancaster. The request calls for installing a six [6] foot high fence in a required front yard.

Chapter 50, Zoning, Section 35C. of the Code of the Town of Lancaster limits the height of a fence or wall extending into a front yard or an exterior side yard [considered a front yard equivalent] to three [3] feet in height. The petitioner, therefore, requests a three [3] foot fence height variance.

2). The petition of Robert Charvat, Jr., 862 Town Line Road, Lancaster, New York 14086 for two variances for the purpose of installing a pool on premises owned by the petitioner at 862 Town Line Road, Lancaster, New York, to wit:

A. A variance from the requirements of Chapter 50, Zoning, Section 13C, Schedule B of the Code of the Town of Lancaster. The pool will be six [6] feet from a primary structure.

Chapter 50, Zoning, Section 13C, Schedule B of the Code of the Town of Lancaster requires a ten [10] foot setback from a primary structure. The petitioner, therefore, requests a four [4] foot setback variance.

B. A variance from the requirements of Chapter 50, Zoning, Section 13C, Schedule B of the Code of the Town of Lancaster. The pool will be eight [8] feet from the rear property line.

Chapter 50, Zoning, Section 13C, Schedule B of the Code of the Town of Lancaster requires a fifteen [15] foot setback from a property line. The petitioner, therefore, requests a seven [7] foot rear property line setback variance.

3). The petition of Sara VanNortwick, 68 Avian Way, Lancaster, New York 14086 for one [1] variance for the purpose of installing an inground pool and spa on premises owned by the petitioner at 68 Avian Way, Lancaster, New York, to wit:

A variance from the requirements of Chapter 50, Zoning, Section 14D, Schedule B of the Code of the Town of Lancaster. The location of the inground pool and spa is seven [7] feet from the primary structure.

Chapter 50, Zoning, Section 14D, Schedule B of the Code of the Town of Lancaster requires ten [10] feet from the primary structure. The petitioner, therefore, requests a three [3] foot set back variance.

Signed _____
Diane M. Terranova, TOWN CLERK and
Clerk to Zoning Board of Appeals
April 1, 2021