

PLEASE TAKE NOTICE: The Town of Urbana Zoning Board of Appeals will be meeting on Wednesday, September 24, 2008 at 7:00 p.m. at the Town Hall, 8014 Pleasant Valley Road, Hammondsport, New York.

Public Hearing:

James and Karen Estep, 47 Owen Hollow Road, Big Flats NY 14814, have applied to the Town of Urbana Zoning Board of Appeals, application #2008-072, requesting three variances that would allow them to build an addition to their seasonal residence located at 10844 East Lake Road, Hammondsport, NY 14840.

Variance 1: West (front yard) proposed setback will be 22’.

Variance 2: South (side yard) proposed setback will 7’8”.

Variance 3: Current percent of lot coverage is 27 percent and project would increase coverage to 31 percent. Mr. and Mrs. Estep are seeking relief from the following applicable codes:

~ 105-16. R Districts.

The minimum permitted lot area, lot width and yard depth and the maximum lot coverage and building height in R districts shall be as follows:

C. For all uses:

(1) Yard depth:

(a) Front yard depth shall be a minimum of 40 feet.

(b) Side yard depth shall be a minimum of 10 feet.

(2) Lot coverage shall be a maximum of 25%.

The Estep Public Hearing is to be followed by:

Public Hearing:

Loretta Kornuszko, 10235 E Lake Road, Hammondsport NY 14840, has applied to the Town of Urbana Zoning Board of Appeals, application #2008-060, requesting a variance that would allow them to build two sets of stairs, related landings and walkways that exceed the twenty (20) foot rear yard setback requirements at 10235 E Lake Road, Hammondsport NY, which is owned by Margaret and Edward Kornuszko.

~ 105-16. R Districts.

The minimum permitted lot area, lot width and yard depth and the maximum lot coverage and building height in R districts shall be as follows:

C. For all uses:

(1) Yard depth:

(d) On Keuka Lake shoreline lots:

(1) Front yard depth shall be a minimum of 15 feet.

(2) Rear yard depth shall be a minimum of 20 feet.

The Kornuszko Public Hearing is to be followed by:

Public Hearing:

Paul Alfano, 21 Barchan Dune Rise, Victor NY 14564, has applied to the Town of Urbana Zoning Board of Appeals, application #2008-080, requesting a variance that would allow him to build an addition to an existing residence on property located at 9796

East Lake Road, Hammondsport, NY 14840. The proposed addition would be set back thirty four (34) feet from the front lot line. The property is owned by Robert Passero, 1008 Good Shephard Road, Montoursville PA 17754. Town of Urbana Code requires that buildings are to be set back a minimum of forty (40) feet front the front lot line in the Residential District. Mr. Alfano is seeking relief from the following applicable code:

~ 105-16. R Districts.

The minimum permitted lot area, lot width and yard depth and the maximum lot coverage and building height in R districts shall be as follows:

C. For all uses:

(1) Yard depth:

(a) Front yard depth shall be a minimum of 40 feet.

All interested parties will be heard at this time or you may submit your comments in writing.

Richard Watson, Chairman , Zoning Board of Appeal