

Minutes  
Village of Orchard Park  
Zoning Board of Appeals  
August 17, 2016

The Village of Orchard Park Zoning Board of Appeals held a meeting on Wednesday, August 17, 2016 at the Municipal Center, 4295 South Buffalo Street, Orchard Park, New York.

Acting Chairman Steve Snyder called the meeting to order at 7:03 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:

Acting Chairman – Steve Snyder  
Scott Hartung  
Bill Riter

Others present:

William Reuter, Trustee  
Christine Hanavan, Secretary  
Jeffrey Sweet, Code Enforcement Officer

Members absent:

Ted Pieczonka  
Gary Phillips  
David Obrochta  
Amy Glowczynski

Acting 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."

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

STEVE SNYDER	YES
SCOTT HARTUNG	YES
BILL RITER	YES

**ZBA Referral**

**Timothy and Kim Colley**  
**87 N Davis Street**  
**SBL #172.08-1-2.1**

*Applicant is requesting a variance to Section 225-12 F(1) Accessory Structures in R-Districts.*

*Applicant is requesting permission to build an addition on to an existing Accessory Structure in an R2 zone. The resulting structure will have an area of 1,248 square feet.*

*The code stipulates that any structure exceeding 600 square feet in an R-2 zone must be considered a principle structure. The code further stipulates that only one principle building is permitted on a lot of record in an R-2 zone.*

APPEARANCE: Tim and Kim Colley

DISCUSSION: They explained the purpose of the structure would be to house multiple cars, lawn equipment and maintenance implements. Mr. Colley felt that his property would turn into a paved yard if attached to the house.

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 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 Secretary stated the Planning Board made a positive referral to the Zoning Board of Appeals.

FINDING OF FACTS ATTACHED.

**THE VOTE ON THE MOTION BEING:**

STEVE SNYDER	YES
SCOTT HARTUNG	YES
BILL RITER	YES

**THE MOTION WAS PASSED.**

Moved by Bill Riter, seconded by Scott Hartung to adjourn at 7:10 p.m.

Zoning Board of Appeals  
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**THE VOTE ON THE MOTION BEING:**

STEVE SNYDER	YES
SCOTT HARTUNG	YES
BILL RITER	YES

**THE MOTION WAS PASSED.**

Respectfully submitted,

Christine Hanavan  
Secretary

Chairman's Approval:

\_\_\_\_\_

Date: \_\_\_\_\_