

NOTICE OF PUBLIC HEARING

LEGAL NOTICE IS HEREBY given that the Webster Town Zoning Board of Appeals will conduct a Public Hearing on Tuesday, May 22, 2012 at 7:00 pm prevailing time, at 1002 Ridge Road, Webster, New York, (Van Ingen Court House) PLEASE NOTE CHANGE IN LOCATION in the following matters:

1. Corrected notice for the application for an area variance to allow the construction of a house at 507 Lakeview Terrace, Webster, NY: item (i) of the April 27 Notice is restated as follows: (i) 55 foot front setback where 75 feet is required pursuant to Webster Town Code §225-9B(5)(a)[2]. All other items in the April 27 Notice remain the same. By Heidi Ames on behalf of the owner, 1110 Brick Landing Place, Webster, NY 14580.
2. Application for an area variance required for the approval of a Site Plan for the Blue Bay Subdivision located at 1078 and 1034 Glen Edith Drive, Webster, NY and the vacant parcel known as SBL# 078.18-056 to allow a zero (0) foot setback to the parking area where 15 feet is required pursuant to Webster Town Code §225-22-C(2)(b)[2] by John F. Caruso, Passero Associates agent for owner, 100 Liberty Pole Way, Rochester NY 14604.
3. Application for an area variance to allow the construction of a parking area at 1070 Glen Edith Drive, Webster, NY having a zero (0) foot setback where 15 feet is required pursuant to Webster Town Code §225-22-C(2)(b)[2], by George Wolf, 1070 Glen Edith Drive, Webster, NY 14580.
4. Application for an area variance to allow the construction of an addition to the garage and to allow the existing shed at 545 West Road, Webster NY as follows:
 - i. Garage: having a 10.25 foot side setback where 15 feet is required pursuant to Webster Town Code §225-11B(5)(b)[1]; and to allow the alteration of a pre-existing non-conforming structure which requires Zoning Board of Appeals approval pursuant to Webster Town Code §225-100
 - ii. Shed: having a 5.25 rear setback and a 6.7 foot side setback where 15 feet is required for each pursuant to Webster Town Code §225-48;
By Anne L. Magar, 545 West Road Webster NY 14580.
5. Application for an area variance to allow the existing fence and shed at 1187 Imperial Drive, Webster, NY 14580 which fence is 8 feet high and located 1.3 feet from the lot line where 20 feet is required pursuant to Webster Town Code §225.77C and the shed having a 9.7 foot setback where 15 feet is required pursuant to Webster Town Code §225-48 by Michael Fredericks, 1187 Imperial Drive, Webster, NY 14580.
6. Application for an area variance to allow the construction of a sun porch at 760 Bay Road, Webster, NY having a 28 foot rear setback where 50 feet is required pursuant to Webster Town Code §225-11B(5)(c) by Jackie Dunn

760 Bay Road Webster, NY 14580.

7. Application for an area variance to allow the construction of a 12' x 25' deck at 476 Forest Drive, Webster, NY having a 13.5 foot side setback where 20 feet is required pursuant to Webster Town Code §225-9B(5)(b)[1] and to allow the alteration of a pre-existing non-conforming structure which is not permitted without Zoning Board of Appeals approval pursuant to Webster Town Code §225-100 by Raymond Schlegel, 476 Forest Drive, Webster NY 14580.
8. Application for approval to conduct a Major Home Occupation at 770 Holt Road, Webster, for a moving business and sale of equipment to be conducted at the house which is not permitted without Zoning Board of Appeals approval pursuant to Webster Town Code §225-37 A(2) and 225-110 by Richard Colucci, 6 Stranaham Park, Rochester NY 14617.
9. Application for an area variance to allow the construction of a roof over a 16' x 24' foot patio at 223 Longview Dr. Webster, NY having a 11.5 foot side setback where 15 feet is required pursuant to Webster Town Code §225-11B(5)(b)[1] by Dameion Bryant 223 Longview Dr. Webster NY 14580.
10. Application for area variance to allow the shed, enclosed porch and deck to remain in their current locations at 533 Forest Lawn Road, Webster, NY as follows:
 - i. Front Deck: having a 14.8 foot front setback where 75 feet is required pursuant to Webster Town Code §225-9 B(5)(a) and an 8 foot side setback where 20 feet is required pursuant to Webster Town Code §225-9B(5)(b)[1];
 - ii. Enclosed Porch: having a 14 foot front setback where 75 feet is required pursuant to Webster Town Code §225-9B(5)(a) and a 54 foot rear setback where 60 feet is required pursuant to Webster Town Code §225-9B(5)(c);
 - iii. Shed: having a 7.7 foot rear setback where 15 feet is required pursuant to Webster Town Code §225-48;
 - iv. Alteration of a pre-existing, non-conforming structure which requires Zoning Board of Appeals approval pursuant to Webster Town Code §225-100By Kevin Clancy 533 Forest Lawn Road, Webster, NY 14580.
11. Application for an area variance to allow the construction of a 10.5'x 24' garage addition at 260 Princeton Road, Webster, NY having a 7 foot side setback where 15 feet is required pursuant to Webster Town Code §225-11B(5)(b)[1] by Mark J. Monrad, 260 Princeton Road Webster, NY 14580.
12. Application for area variances for the approval of the Site Plan of 1021 Five Mile Line Road Webster, NY as follows:
 - i. Having a lot area of 32,234 square feet where 62,500 square feet is

- required pursuant to Webster Town Code §225-19 B(1);
- ii. Having a lot width of 100 feet where 250 feet is required pursuant to Webster Town Code §225-19 B(3);
- iii. Having a 25 foot front setback where 75 feet is required pursuant to Webster Town Code §225-19 B-5(a);
- iv. Having a 10 foot side setback where 25 feet is required pursuant to Webster Town Code §225-19 B-5(b);
- v. Having a 10 foot side buffer where 25 feet is required pursuant to Webster Town Code §225-19 B-6(b)

By Walter F. Baker, D.S.B. Engineers and Architects, P.C., agent for Ince Halden, 2394 Ridgeway Avenue, Suite 201, Rochester, NY 14626

13. Application for a modification of a Use Variance granted to 819 Ridge Road, Webster, NY to remove the following conditions (numbers below reference conditions set forth in prior Use Variance) of Use Variance granted on June 11, 1968 by Resolution #925 for 819 Ridge Road, Webster, NY:

- i. #1 & #2 restricting the variance to specific plans, specifications, and landscaping then submitted;
- ii. #5 requiring a covenant regarding adjacent property;
- iii. #6 regarding preservation of a certain purple beech tree;
- iv. #7 requiring specific signs;
- v. #10 prohibiting sale of products other than gas, oil and minor car accessories;
- vi. #11 restricting outside sale to gasoline and oil;
- vii. #14 limiting outdoor parking to no more than 6 vehicles;
- viii. #15 requiring refuse enclosure to be attached to the structure;
- ix. #16 limiting hours of operation.

By Betsy Brugg, agent for owner, Fix Spindelman Brovitz & Goldman, 295 Woodcliff Drive, Suite 200, Fairport, NY 14450.

The Webster Zoning Board of Appeals reserves the right not to hear new applications after 10:30 pm.

Date: May 11, 2012

**Corrine Volo, Secretary
Webster Zoning Board of Appeals**