

Zoning Board of Appeals Minutes
August 22, 2012

Present: Michelle McIntyre, Chairwoman
Douglas Hooper
Richard Nygren
Thomas Danielson

Also present: Richard & Sara Ahlgren, Andrew Swanson, John E. Thayer, Reede Burgeson and Daniel Mangione

A public hearing was held before the Zoning Board of Appeals of the Town of Busti on Wednesday, August 22, 2012 at 7:00 p.m. at the Town of Busti Administration Building, 121 Chautauqua Avenue, Lakewood, New York, to consider the following applications:

Application of Richard Ahlgren, 2420 Vukote Road, Ashville, New York, for an area variance to build an 8'x 8' shed. Property is owned by him and known as Section 367.20, Block 1, Lot 33 of the official tax map of the Town of Busti. Property is in the Multi-Residential District. The Board reviewed the balancing test for a variance and determined that the benefit to the applicant outweighed any detriment to the neighborhood. Thomas Danielson made a motion to grant the application which was seconded by Richard Nygren. The 8' x 8' shed will be no closer than 5' from the south boundary line. All aye. Carried.

Application of Andrew Swanson, 1369 Forest Avenue, Jamestown, New York, for an area variance to build a 26'x 26' garage. Property is owned by him and is known as Section 421.00, Block 1, Lot 50 of the official tax map of the Town of Busti. Property is in the Conservation Agricultural District. The Board reviewed the balancing test for a variance and determined that the benefit to the applicant outweighed any detriment to the neighborhood. Doug Hooper made the following motion to grant the application which was seconded by Thomas Danielson. The 26' x 26' garage to be no closer than 20' to the south boundary including overhang. All aye. Carried.

Application of John E. Thayer, 1191 Southwestern Drive, Jamestown, New York for an area variance to build a 40'x 48' building. Property is owned by him and is known as Section 386.00, Block 1, Lot 29 of the official tax map of the Town of Busti. Property is in the Conservation Residential District. The Board reviewed the balancing test for a variance and determined that the benefit to the applicant outweighed any detriment to the neighborhood. Richard Nygren made the following to grant the application to build the pole building 12' to the north property line and 40' to the east property line, one-story, personal storage only which was seconded by Douglas Hooper. All aye. Carried.

Application of Reede Burgeson, 2181 Fourth Avenue, C.P., Lakewood, New York, for an area variance to build an addition 16'x 22' on to their existing home.

Property is owned by him and known as Section 384.12, Block 2 Lot 26 of the official tax map of the Town of Busti. Property is in the Conservation Residential District. The Board reviewed the balancing test for a variance and determined that the benefit to the applicant outweighed any detriment to the neighborhood. Douglas Hooper made the motion to grant the application which was seconded by Thomas Danielson: The addition will be on a crawl space with a footer 16' x 22', one story. It will be no closer than 31'6' to the road. All aye. Carried.

Application of Daniel Mangione, 2429 W. Lake Road, Lot #1, Ashville, New York, for an area variance to add on a 10' x 20' deck and roof. Property is owned by Daniel & David Mangione and known as Section 384.00, Block 2, Lot 3.2 of the official tax map of the Town of Busti. Property is in the Conservation Residential District. The Board reviewed the balancing test for a variance and determined that the benefit to the applicant outweighed any detriment to the neighborhood. Thomas Danielson made a motion to grant the application for a 10' x 20' deck with covered porch which was seconded by Richard Nygren. All aye. Carried.

Upon motion made by Chairman Michelle McIntyre, the meeting adjourned by 7:50 p.m.

Respectfully given,
Diane M. VanDewark
Town Clerk