

**ZONING BOARD OF APPEALS**  
**Town and Village of Arcade**  
**17 Church Street, Arcade, NY 14009**  
**Village Office      (585) 492-1111**  
**Town Office         (585) 492-4685**

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At a meeting of the Zoning Board of Appeals of the Town and Village of Arcade held on Monday, May 16, 2011 at 7:00 P.M. in the Village Boardroom, 17 Church Street, Arcade, New York:

**MEMBERS PRESENT:** Jeff Snyder, Gordon Cramer, Lee Ameis, Doug Eigenbrod, and Paul Sanders

**MEMBERS ABSENT:** None

**OTHERS PRESENT:** Lee and Jenne Pirdy

The meeting was called to order at 7:00 P.M. by Chairman Jeff Snyder, followed by introductions of Board members and Secretary.

**APPROVAL OF MINUTES:**

**MOTION** by Paul Sanders, seconded by Lee Ameis and carried four yes votes to one abstention, to accept the minutes of the meeting of April 18, 2011. Jeff Snyder abstained as he was not present at that meeting.

**PUBLIC HEARING FOR AREA VARIANCE APPLICATION, SBL NO. 173.-1-29.2, SUBMITTED BY LEE AND JENNE PIRDY, REQUESTING CONSTRUCTION OF A 16 FT. X 28 FT. ADDITION TO AN EXISTING HOME NOT IN COMPLIANCE WITH SECTION 415, MINIMUM SIDE LINE OF 35 FT., AT 867 GENESEE ROAD, TOWN OF ARCADE:**

The Chairman explained the Area Variance Procedure and reviewed the application. It was noted that the Wyoming County Planning Board stated that Genesee Road is a town road, not a county road and therefore had no jurisdiction. They did, however, review the application and found no issues (see Attachment A).

The Board reviewed the recommendation and comments from the Arcade Planning Board (see Attachment B). They recommended approval.

**MOTION** by Lee Ameis, seconded by Paul Sanders and unanimously carried to open the Public Hearing.

In discussion:

1. There was no one from the public present.
2. The applicants had no additional comments.
3. The Board stated:
  - a. The applicants were not the original builders of the house on this narrow lot.
  - b. The well and septic system are existing and their placement leaves the applicants with no other options for the addition to the house.
  - c. The applicants were commended for providing such excellent plans.
  - d. The ZEO recommended approval.

The Chairman asked if there were any other additional questions or comments. There were none.

**MOTION** by Paul Sanders, seconded by Gordon Cramer and unanimously carried to close the Public Hearing.

**MOTION** by Lee Ameis, seconded by Doug Eigenbrod and unanimously carried to approve Area Variance Application, SBL No. 173.-1-29.2, submitted by Lee and Jenne Piridy, requesting construction of a 16 ft. addition to an existing home located at 867 Genesee Road, with a sideline setback of 29 feet, as the placement of the home, well and septic system are out of the applicants control.

Board Members' Reasons:

Paul Sanders – Voted yes. The plans are in order and the difference of the sideline setback is only six feet.

Gordon Cramer – Voted yes. The difference in the sideline setback is negligible.

Jeff Snyder – Voted yes. The 16 ft. addition is needed for standard room size. There is no other way to achieve the addition. If the addition were to be made smaller the rooms would not be adequate in size to meet the applicants' needs.

Doug Eigenbrod – Voted yes. Due to the placement of the existing well and septic system there are no other options.

Lee Ameis – Voted yes. The applicants are not the original builders and are not responsible for the placement of the home, well and septic on this narrow lot. The difference between the 35 ft. setback in zoning and the 29 feet required for the addition is minimal.

**ADJOURNMENT:**

There being no further business brought before the Board, the meeting adjourned at 7:10 P.M. upon **motion** by Jeff Snyder, seconded by Doug Eigenbrod and unanimously carried. The next regular meeting of the Zoning Board of Appeals of the Town and Village of Arcade will be held on Monday, June 20, 2011 at 7:00 P.M. in the Village Boardroom, 17 Church Street, Arcade, New York.

Respectfully submitted,

Holly L. Almeter  
Secretary

