

**VILLAGE OF PERRY
ZONING BOARD OF APPEALS MEETING
NOVEMBER 8, 2022**

PRESENT:	Bethany Zerbe, Member Don Roberts, ZEO Laura Gifford, Village Deputy Clerk	Meggan Quartz, Member Joe Rebisz, Alternate
GUESTS:	Nancy Hurlburt, Applicant Paula Patrick, Public	Jennifer Young, Applicant Thomas Hall, Public
ABSENT:	John Czyryca, Chairman Melissa Henchen, Member	Zach Kowasz, Member Christina Slusser, Zoning Secretary

ZEO Roberts called the meeting to order at 6:41 pm and led in the Pledge of Allegiance. ZEO Roberts appointed Joe Rebisz to vote in place of absent member Zach Kowasz. Motion to accept the appointment was made by Bethany Zerbe and seconded by Meggan Quartz.

MINUTES

Motion to approve the minutes from the last meeting on October 4, 2022 was made by Meggan Quartz, seconded by Joe Rebisz and carried with the following vote:

Ayes	3
Nays	0
Abstain	0

PUBLIC HEARING – 3779 EUCLID AVE

Motion to open the public hearing at 6:45 pm was made by Meggan Quartz, seconded by Bethany Zerbe and carried with all voting aye. David Hurlburt applied for an area variance at 3779 Euclid Ave for a reduction in side yard setback from the required 5 feet to 1 foot to build a 12'x12' addition. Wyoming County Planning Board approved the action with the following comments; 1) there appears to be no significant county-wide negative impacts and 2) all local County and State permits must be obtained and submitted prior to approval and must meet local County and NY State Building Codes. Wyoming County Zoning Department had provided a list to the applicant of all neighbors within 200 feet that needed to be notified. Nancy Hurlburt submitted certified receipts of the notifications that were mailed.

Ms. Young stated that she did not receive a notice at 3783 Euclid Avenue. The applicant verified that a notice was sent to her using a different mailing address that Wyoming County had on file. Ms. Young confirmed that is a correct address for one of her properties. The board suggested she contact the county if she would like to update the mailing address.

Ms. Young asked how the applicant will maintain their property at 3779 Euclid Avenue without encroaching on her property at 3783 Euclid Avenue. After reviewing the reduction in side yard

setback measured from the furthest projection of the pending area variance, the board and Ms. Young agreed there is enough room for maintenance to avoid encroachment.

There were no further questions or comments.

Bethany Zerbe made a motion to approve the area variance at 3779 Euclid Avenue to allow a property structure to be built 1' from the property line which will be measured to the furthest projection, seconded by Meggan Quartz and carried with the following vote:

Ayes	3
Nays	0
Abstain	0

Motion to adjourn the public hearing was made by Meggan Quartz at 6:59 pm, seconded by Joe Rebisz and carried with all voting aye.

PRELIMINARY REVIEW – 3783 EUCLID AVE

Jennifer Young applied for an area variance at 3783 Euclid Avenue for a reduction in front yard setback, to allow a temporary accessory structure in the front yard. Owner withdrew application for variance. Applied instead for temporary zoning permit to be removed by 02/08/2023 granted by ZEO Roberts.

OTHER BUSINESS

Would like to get a replacement for the open alternate position; two would be better.

NEXT MEETING

December 6, 2022

Motion to adjourn was made by Meggan Quartz at 7:16 pm which was seconded by Bethany Zerbe and carried.

Respectfully submitted,
Laura Gifford, Village Deputy Clerk