

TOWN OF VICTOR ZONING BOARD OF APPEALS

Victor Town Hall, 85 East Main Street, Victor, NY
Tuesday, January 17, 2023 – 7:00 p.m.

7:00 p.m. Pledge of Allegiance

7:05 p.m. Approval of minutes – December 5, 2022

PUBLIC HEARING

John Butler

Annual Report of the Historical Advisory Committee

Toth's Sports, 71Victor Heights Parkway

21-Z-2022

seeking an area variance to reduce the west side building setback from 30 feet to approximately 11 feet to allow a building addition of approximately 1,500 SF when §211 Schedule 2 height and area requirements states each side yard shall be a minimum of 30 feet.

Engbrecht, 7980 Main Street Fishers

22-Z-2022

seeking an area variance to build a detached 3 car garage with living space above forward of the front line of the home when §211-31 G. (2) states accessory structures are not permitted to be forward of the front line of the principal structure and §211-20 R-2 states multiple detached single-family dwellings are not permitted in the R-2 district.

Keystone Custom Decks, 1046 Warter's Cove

23-Z-2022

seeking an area variance for side setback reduction for a recently constructed accessory structure (pool house/covered deck) from the required 15 feet to 10.54 feet §211-20. C. states 15' is required.

Valentown Plaza, 7724 St Rt 96 and 300 High St

24-Z-2022

seeking an area variance to allow a freestanding monument sign 74 SF in total identifying a specific business (4 to be identified) where §165-5 B. (1) states one freestanding monument building identification sign may be installed which identifies the name of the building or plaza but does not identify any specific business. A building identification sign may be freestanding, not to exceed 10 feet in height and 20 square feet in total area. The sign will have multiple typeface fonts where §165-4 (4) states No more than two typeface fonts may be used on any one sign or group of signs indicating one message and will advertise for the use on an adjacent parcel where §165-6 D states Unrelated signs. Business use signs must advertise a bona fide business conducted on the premise where the sign is located.

Gypsum Mills, 6249 Murphy Drive

25-Z-2022

Seeking an area variance for a non-conforming lot. Lot width is 54' where §138-6 states Each manufactured home lot shall contain at least 7,200 square feet with a minimum width of 60 feet.

Gypsum Mills, 6261 Murphy Drive

26-Z-2022

Seeking an area variance for a non-conforming lot. Lot width is 53' where §138-6 states Each manufactured home lot shall contain at least 7,200 square feet with a minimum width of 60 feet.

Gypsum Mills, 6249 Murphy Drive

09-Z-2023

Seeking an interpretation for the side setback §138-6 measuring 10' diagonally from the egress deck/ stairs.

211 High Point

01-Z-2023

Seeking an area variance to allow a 12' front setback on Lot 4 High Point Business Park for construction of a terrace where §211-24.4. A states 30' is required.

Information and plans available for review at the Planning & Building Office located at 85 East Main Street. All public are welcome to attend meetings. Written comments may be directed to planning@town-victor-ny.us or mail to Planning at 85 East Main St., Victor, NY 14564 prior to meeting. For additional information call 585-742-5040.