

PRESENT Ken Bedore, Bart Klettke, Abigail Stein, James Spanbauer, Shannon Fundis

EXCUSED Mike Swanson

PUBLIC HEARING James Spanbauer opened the public hearing at 6:33pm on the advisability of granting appeal to Sec. 8 – Zoning Schedule; to Laura LaVia, who is requesting a 2 foot side yard setback variance from the required 5-foot side yard setback to allow a 3-foot side yard setback, and a 7 foot rear yard variance from the required 10 foot setback to allow for a 3-foot rear yard setback for a proposed 7 foot by 10 foot shed to be constructed at 355 N. Third Street, Lewiston, NY 14092, SBL #101.06-3-19. This property is zoned R-1A, Residential, Single Family Medium Density.

No public was present to speak. A motion was made by Ken Bedore seconded by Abigail Stein and passed unanimously to close the public hearing at 6:34pm.

CALL TO ORDER James Spanbauer called the meeting to order at 6:34pm

MINUTES A motion was made by Ken Bedore seconded by Abigail Stein and passed unanimously to approve the July 25, 2023 meeting minutes.

NEW BUSINESS **355 N. Third Street**
A motion was made by Bart Klettke and seconded by Ken Bedore to adopt the following resolution:

WHEREAS, the Village of Lewiston Zoning Board of Appeals has held a public hearing on August 22, 2023 at 6:30 PM on the advisability of granting appeal to Sec. 8 – Zoning Schedule; to Laura LaVia, who is requesting a 2 foot side yard setback variance from the required 5-foot side yard setback to allow a 3-foot side yard setback, and a 7 foot rear yard variance from the required 10 foot setback to allow for a 3-foot rear yard setback for a proposed 7 foot by 10 foot shed to be constructed at 355 N. Third Street, Lewiston, NY 14092, SBL #101.06-3-19. This property is zoned R-1A, Residential, Single Family Medium Density.

WHEREAS, the Zoning Board of Appeals has found upon careful consideration that the following circumstances or conditions exist:

That no undesirable change will be produced in the character of the neighborhood or a detriment to nearby properties will be created by the granting of the area variance. That the benefit sought by the applicant cannot be achieved by some method, feasible for the applicant to pursue, other than the requested permit.

NOW THEREFORE BE IT RESOLVED, that the Village of Lewiston Zoning Board of Appeals grants the appeal to Laura LaVia for a 2 foot side yard setback variance from the required 5-foot side yard setback to allow a 3-foot side yard setback, and a 7 foot rear yard variance from the required 10 foot setback to allow for a 3-foot rear yard setback for a proposed 7 foot by 10 foot shed to be constructed at 355 N. Third Street, Lewiston, NY 14092, SBL #101.06-3-19.

The motion passed with the following results:

Stein – Yes Bedore – Yes Klettke – Yes Spanbauer – Yes

ADJOURN A motion was made by Bart Klettke seconded by Abigail Stein and passed unanimously to adjourn the meeting at 6:37pm.

Shannon Fundis, Clerk