

Town of Thompson Zoning Board of Appeals

Tuesday, October 18, 2016
Work Session 6:30 p.m. - Meeting 7:00 p.m.

AGENDA

APPLICANT	PURPOSE
<p>NYSEG (Continuation of hearing) Property is located in the HC-2 Zone at 21 Katrina Falls Road, Rock Hill, NY; S/B/L: 51.-2-41.2</p>	<p>Applicants are requesting an area variance from §250-11 and §250-70(b) of the Town of Thompson Zoning Code for the purpose of permitting a reduced side-yard setback from the required 250 feet to 230 feet 3 inches.</p>
<p>AMERICAN COLLECTOR'S & EXOTIC AUTO BROKERS LLC (Continuation of hearing) Property is located in the HC-2 Zone at Old Route 17/Cimarron Rd, Monticello, NY, S/B/L: 31.-1-62.4 and 31.-1-93</p>	<p>Applicant is requesting area variances from §250-11 of the Town of Thompson Zoning Code for the following purposes: 1) permitting a decrease in the minimum lot area from the required 40,000 square feet to 17,860 square feet; 2) permitting a decrease in the minimum lot width from the required 150 feet to 95 feet; and 3) permitting a reduced combined side yard setback from the required 70 feet to 45 feet.</p>
<p>MARY NORDEN (Continuation of hearing) Property is located in the SR Zone at 161 Anawana Lake Rd, Monticello, NY - S/B/L: 13.-1-9</p>	<p>Applicant is requesting a use variance from §250-7 and §250-50 of the Town of Thompson Zoning Code to permit the operation of a petting zoo.</p>
<p>NEAL LUBIC AND ISNIJA GASHI (SOLAIA RESTAURANT) Property is located in the RR-2 Zone at 3317 NYS Route 42, Monticello, NY; S/B/L: 59.-1-45</p>	<p>Applicants are requesting area variances from §250-9 of the Town of Thompson Zoning Code for the following purposes: 1) permitting an increase in signs identifying the permitted use from one sign to two signs; and 2) permitting an increased sign size from the required 20 square feet to 126 square feet.</p>
<p>DAVID DACHS COUNTRYSIDE ACRES UNIT 28 445 Old Liberty Road, Monticello, NY S/B/L: 8-1-57</p>	<p>Applicant is requesting an area variance from §250-34(D)(6) of the Town of Thompson Zoning Code for the purpose of permitting a reduced building separation from the required 25 feet to 24.1 feet. Applicant is also requesting an area variance from §250-34(d)(6) of the Town of Thompson Zoning Code for the purpose of permitting a reduced front yard setback from the required 100 feet to 4.4 feet.</p>