

**VILLAGE OF HONEOYE FALLS ZONING BOARD OF APPEALS    December 30, 2013**

**MEMBERS PRESENT:** Hank Besanceney, Patrick Brennan, Mark Donahoe, Barry Kissack, Stephanie Tolan

**ALSO PRESENT:** Danny Bassette, Bruce Peckham, James Haas, Julie Holtje

Chair Besanceney called the meeting to order at 7:30 PM.

**AREA VARIANCE: 97A MONROE STREET**

James Haas appeared before the Board to request relief from Village Code §190-46 (3), which prohibits sheds being placed in front and side yard areas. Mr. Haas would like to place a shed in his side yard.

The Board reviewed the presented plans and commented that, since the property can't be seen from the road, placing the shed in the side yard would not be a problem.

There were no comments from the public.

A motion was made by Barry Kissack, seconded by Mark Donahoe, to grant the area variance based on the presented plans.

**ALL IN FAVOR: MOTION PASSED, AREA VARIANCE GRANTED.**

The Board completed the Area Variance Determination Worksheet (see attached).

Barry Kissack made a motion to adjourn the meeting. Seconded by Stephanie Tolan.

**ALL IN FAVOR, MEETING ADJOURNED at 7:42 PM.**

*Respectfully submitted,  
Judi Barrett, ZBA Clerk*

Village of Honeoye Falls  
ZONING BOARD OF APPEALS  
AREA VARIANCE DETERMINATION

Applicant/Owner:  
Property Address:  
Zoning Ordinance(s):  
Variance(s) Requested:

In making its determination, the zoning board of appeals shall take into consideration the benefit to the applicant if the variance is granted, as weighed against the detriment to the health, safety and welfare of the neighborhood or community by such grant.

The Zoning Board made the following findings:

1. **THE BENEFIT SOUGHT BY THE APPLICANT**    **CAN**    **CANNOT** BE ACHIEVED BY OTHER FEASIBLE MEANS.  
**EXPLAIN:**
  
2. **GRANTING OF THE VARIANCE**    **WILL**    **WILL NOT** PRODUCE AN UNDESIRABLE CHANGE IN THE CHARACTER OF THE NEIGHBORHOOD OR A DETRIMENT TO NEARBY PROPERTIES. **EXPLAIN:**
  
3. **THE REQUESTED VARIANCE**    **IS**    **IS NOT** SUBSTANTIAL. **EXPLAIN:**
  
4. **THE VARIANCE**    **WILL**    **WILL NOT** HAVE ANY ADVERSE PHYSICAL OR ENVIRONMENTAL EFFECTS ON THE NEIGHBORHOOD OR DISTRICT. **EXPLAIN:**
  
5. **THE ALLEGED DIFFICULTY**    **WAS**    **WAS NOT** SELF-CREATED. **EXPLAIN:**

Zoning Board Decision: Based upon the above findings, the Zoning Board  
**GRANTS**    **DENIES** the area variance application.

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Chairman Signature

\_\_\_\_\_  
Date