

APPLICATION TO BOARD OF APPEALS

Tel. No. _____

Appeal No. 2016-078

Date _____

TO THE ZONING BOARD OF APPEALS, WEST SENECA, NEW YORK:

I (we) JOSEPH JARROT of 1025 CLINTON ST, BVE 14206

_____, HEREBY APPEAL TO THE ZONING BOARD OF APPEALS FROM THE DECISION OF THE BUILDING INSPECTOR ON AN APPLICATION FOR A BUILDING PERMIT NO. _____,

DATED _____, 20____, WHEREBY THE BUILDING INSPECTOR DID DENY TO

- | | |
|--|---|
| <input type="checkbox"/> A PERMIT FOR USE | <input type="checkbox"/> A CERTIFICATE OF EXISTING USE |
| <input type="checkbox"/> A PERMIT FOR OCCUPANCY | <input type="checkbox"/> A CERTIFICATE OF ZONING COMPLIANCE |
| <input type="checkbox"/> A TEMPORARY PERMIT OR EXTENSION THEREOF | <input checked="" type="checkbox"/> AREA PERMIT |

1. Applicant is the PROPERTY OWNER
 CONTRACTOR FOR THE WORK CONCERNED HEREIN
 PROSPECTIVE TENANT
 OTHER (Describe) _____

2. LOCATION OF THE PROPERTY 2724 TRANSIT RD. W. SENECA

3. State in general the exact nature of the permission required, ELECT NEW SIGN FOR NEW BUSINESSES

4. PREVIOUS APPEAL. No previous appeal has been made with respect to this decision of the Building Inspector or with respect to this property, except the appeal made in Appeal No. NA, dated _____, 20____.

5. REASON FOR APPEAL.

A. A Variance to the Zoning Ordinance is requested because strict application of the ordinance would produce undue hardship, or the hardship created is unique and is not shared by all properties alike in the immediate vicinity of this property and in this use district, or the variance would observe the spirit of the ordinance and would not change the character of the district because: _____

SEE ENCLOSED LETTER.

B. Interpretation of the Zoning Ordinance is requested because: _____

C. A Special or Temporary Permit or an Extension thereof Under the Zoning Ordinance is requested pursuant to Article _____, Section _____, Subsection _____, Paragraph _____ of the Zoning Ordinance, because: _____

Joseph Jarrot
Signature

TO BE COMPLETED BY THE BUILDING INSPECTOR

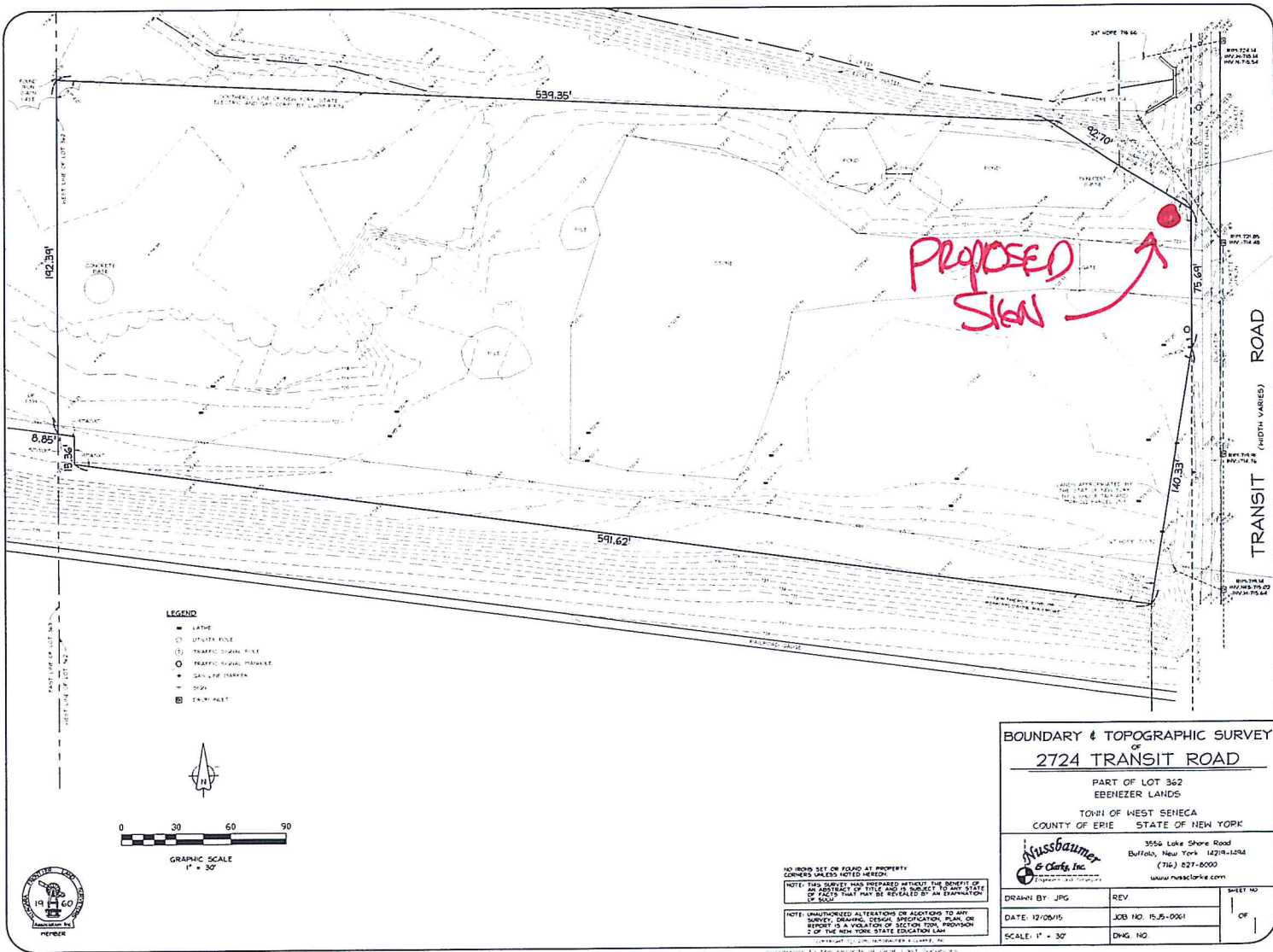
1. Provision(s) of the Zoning Ordinance Appealed, including article, section, subsection or paragraph of the Zoning Ordinance
120-40.7(c)(2) 40 SF OF SIGN PER SIDE ALLOWED.
100 SF OF SIGN REQUESTED.

2. Zoning Classification of the property concerned in this appeal M-1

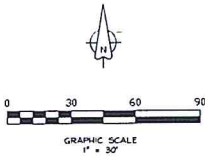
3. Type of Appeal:
 Variance to the Zoning Ordinance.
 Interpretation of the Zoning Ordinance or Zoning Map
 Special or Temporary Permit or an extension thereof under the Zoning Ordinance.

[Signature]

4. A statement of any other facts or data which should be considered in this appeal.
LED SIGN MEETS ALL REQUIREMENTS, JUST NEED TOWN BOARD APPROVAL



- LEGEND**
- LATHE
 - UTILITY POLE
 - TRAFFIC SIGNAL POLE
 - TRAFFIC SIGNAL POLE
 - SIGN
 - SIGN POLE



BOUNDARY & TOPOGRAPHIC SURVEY
2724 TRANSIT ROAD

PART OF LOT 362
 EBENEZER LANDS
 TOWN OF WEST SENECA
 COUNTY OF ERIE STATE OF NEW YORK

Mussbauer & Clark, Inc.
 3556 Lake Shore Road
 Buffalo, New York 14219-1294
 (716) 827-8000
 www.mussclark.com

NO ROAD SET OR FIELD AT PROPERTY
 CORNERS VALUES NOTED HEREON

NOTE: THIS DRAWING WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE AND IS SUBJECT TO ANY STATE OF FACTS THAT MAY BE REVEALED BY AN EXAMINATION OF RECORDS

NOTE: UNAUTHORIZED ALTERATIONS OR ADDITIONS TO ANY SURVEY, DRAWING, SPECIFICATION, PLAN, OR REPORT IS A VIOLATION OF SECTION 2000, DIVISION 2 OF THE NEW YORK STATE EDUCATION LAW

DRAWN BY: JPG	REV	SHEET NO.
DATE: 12/08/15	JOB NO: 15J5-0061	OF
SCALE: 1" = 30'	DWG NO.	

IN ACCORDANCE WITH THE PROVISIONS OF THE ERIE COUNTY ZONING ORDINANCE, THIS SURVEY IS SUBJECT TO THE REQUIREMENTS OF SECTION 2000, DIVISION 2 OF THE NEW YORK STATE EDUCATION LAW.

Town Of West Seneca
Zoning Board Of Appeals
1250 Union Rd
West Seneca, NY 14224

Sept 13, 2016

Dear Sirs/ Madame,

We at Tri-Town Animal Center, are requesting a variance in the sign code to allow for a larger, and specially positioned sign structure to be erected.

The Parcel we have purchased, has unique Characteristics. The recently installed stop light, does not allow Bullis Rd Traffic to properly view a traditionally positioned double faced pole sign, within our north property line.

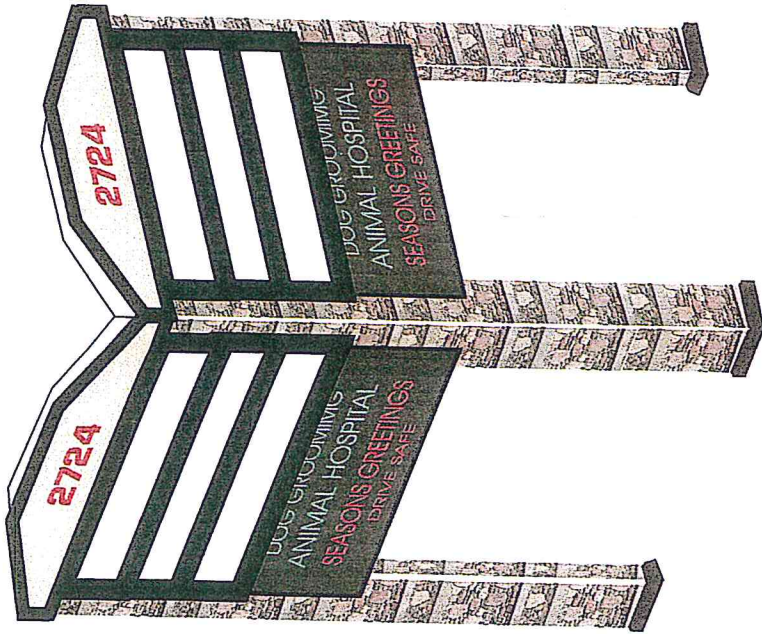
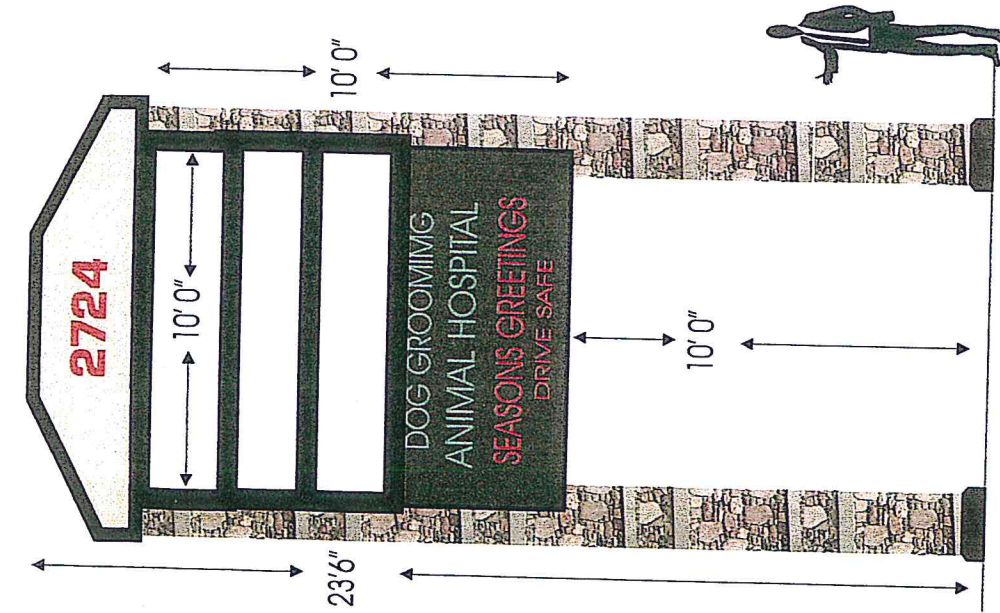
Our Customers, will be better served, and be able to make better driving decisions, when entering our facility.

We feel the additional square footage of each side, is commensurate to the 12000 sq.ft. building, with a 132 FT frontage.

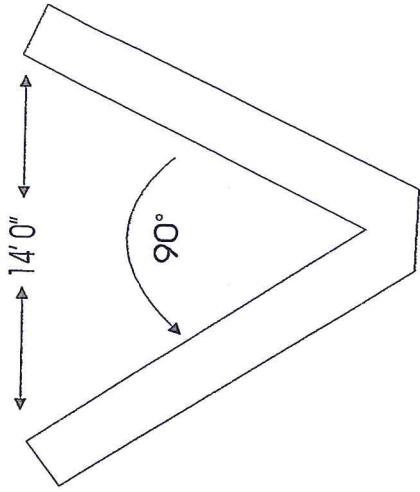
The 40 SQ.Ft LED Message board, will conform to all dimming requirements of West Seneca Sign Regulations.

Jeremy Ratajczyk

Jeremy Ratajczyk
President; Tri-Town Animal Center
2724 Transit Rd.,
West Seneca, NY 14224



"V" SHAPED POLE SIGN



PLAN VIEW

2724 TRANSIT RD
WEST SENECA



1025 CLINTON ST. BUFFALO, NY 14206 716-652-8480 customsigns@ratoo.com

