

APPLICATION TO BOARD OF APPEALS

Tel. No. X 716 263-3997

Appeal No. 2024-051

Date X 8/27/24

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

I (we) X Logan Breckman of X 4343 Clinton St

Buffalo NY 14224, HEREBY APPEAL TO THE ZONING BOARD OF APPEALS FROM THE

DECISION OF THE BUILDING INSPECTOR ON AN APPLICATION FOR A BUILDING PERMIT, WHEREBY THE BUILDING

INSPECTOR DID DENY PERMIT TO: construct addition in required setback

- A PERMIT FOR USE
- A PERMIT FOR OCCUPANCY
- A TEMPORARY PERMIT OR EXTENSION THEREOF
- A CERTIFICATE OF EXISTING USE
- A CERTIFICATE OF ZONING COMPLIANCE
- AREA PERMIT

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

2. LOCATION OF THE PROPERTY 4343 Clinton

3. State in general the exact nature of the permission required, construct addition with 35 ft setback, 40 ft required

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. _____, 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: X More space for family and better curb appeal

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 120, Subsection 30, Paragraph _____ of the Zoning Ordinance, because: Required Setbacks

X 
Applicant's 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
TOWS Zoning Ordinance 120-30 C district
front setback 40 ft. Requesting 35 ft

2. Zoning Classification of the property concerned in this appeal C-1/R-100A

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.

4. A statement of any other facts or data which should be considered in this appeal. _____

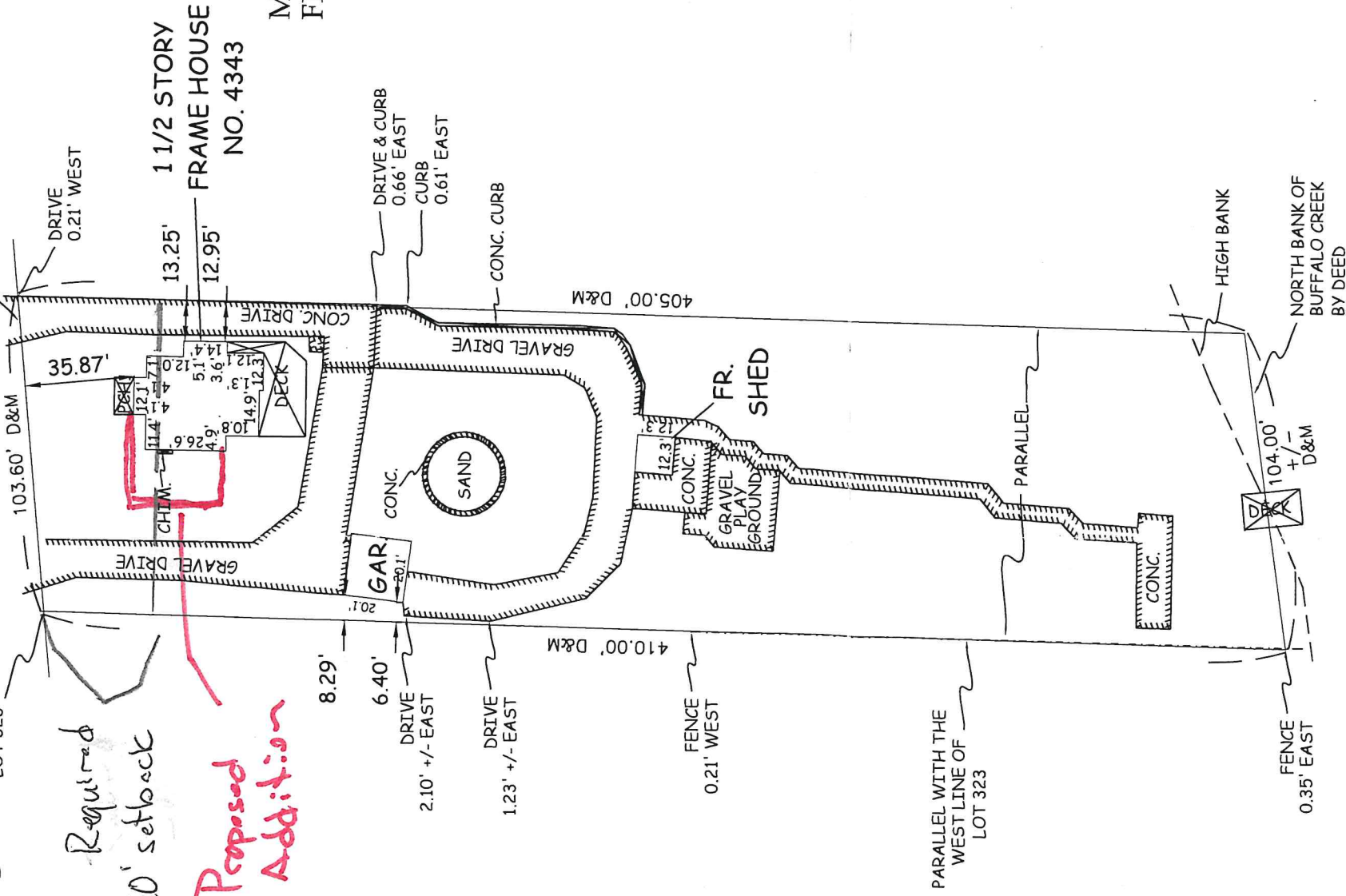
Building Inspector JGR

CLINTON STREET (66' WIDE)

SOUTH LINE OF CLINTON ST.

562.10' D&M TO THE WEST LINE OF LOT 323

Required 40' setback
Proposed Addition



MANGUSO LAND SURVEYING, P.C.
 FREDERICK M. MANGUSO, 049775-1
 TRACY A. SPADA, 050806
 572 TUSCARORA RD.
 ANGOLA, NY 14006
 PHONE & FAX 716 549 4717
 EMAIL OFFICE@MangusoLandSurveying.com

SUCCESSOR TO THE RECORDS OF
 WILLIAM C. BUCKLAND L.S.
 NORMAN B. JOHNSON L.S.
 WILSON M. HUNTER L.S.

LEGEND

These standard symbols will be found in the drawing.

- EXISTING IRON PIPE
- SET IRON PIPE
- UTILITY POLE
- BOUNDARY
- CENTERLINE OF ROAD
- FENCE
- DRIVE
- OVERHEAD UTILITY LINE



RESURVEYED 07/05/2023
 PROJECT NO. 20230471

SURVEY NOTES

1. UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2, OF THE NEW YORK STATE EDUCATION LAW.
2. REPRODUCTION OR COPYING OF THIS DOCUMENT MAY BE A VIOLATION OF COPYRIGHT LAW UNLESS PERMISSION OF THE AUTHOR AND/OR COPYRIGHT HOLDER IS OBTAINED.
3. ONLY BOUNDARY SURVEY MAPS WITH THE SURVEYOR'S EMBOSSED SEAL ARE GENUINE TRUE AND CORRECT COPIES OF THE SURVEYOR'S ORIGINAL WORK AND OPINION.
4. A COPY OF THIS DOCUMENT WITHOUT A PROPER APPLICATION OF THE SURVEYOR'S EMBOSSED SEAL SHOULD BE ASSUMED TO BE AN UNAUTHORIZED COPY.
5. ONLY TITLE SURVEYS BEARING THE MAKERS EMBOSSED SEAL SHOULD BE RELIED UPON SINCE OTHER THAN EMBOSSED SEAL COPIES MAY CONTAIN UNAUTHORIZED AND UNDETECTABLE MODIFICATIONS, DELETIONS, ADDITIONS AND CHANGES.
6. THE LOCATION OF UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS ARE NOT ALWAYS KNOWN AND OFTEN MUST BE ESTIMATED. IF ANY UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS EXIST OR ARE SHOWN, THE IMPROVEMENTS OR ENCROACHMENTS ARE NOT COVERED BY THIS CERTIFICATE.
7. SURVEY PERFORMED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE AND IS SUBJECT TO ANY FACTS THAT MAY ARISE THEREFROM.
8. NO STAKES SET AS PER CONTRACT.
9. THIS SURVEY NOT VALID WITH AFFIDAVIT OF NO CHANGE.
10. THIS SURVEY NOT VALID FOR SUBSEQUENT OWNERS, MORTGAGEES OR TITLE INSURERS UNLESS THIS SURVEY HAS BEEN RESURVEYED BY THIS SURVEYOR.

4343 CLINTON STREET

DRAWN	DATE	PART OF LOT 323
BAB	07/13/22	TOWN OF WEST SENECA
APPROVED	DATE	COUNTY OF ERIE
TAS	07/13/22	STATE OF NEW YORK
SCALE	SHEET	PROJECT NO.
1" = 50'		20220635, 20230471

*** RECEIPT ***

Date: 08/26/24

Receipt#: 89010

Quantity	Transactions	Reference	Subtotal
1	Zoning Board of Appeals	20157135	\$160.00
Total Paid:			\$160.00

Notes: 2024-051 / 4343 Clinton St

Payment Type	Amount	Paid By
Credit Card-Ref #visa	\$160.00	Bruckman, Logan

Thank you for allowing the Town Clerk's office to serve you. Have a wonderful day!

Name: Bruckman, Logan
4343 Clinton
West Seneca, NY 14224

Clerk ID: ELYSE

Internal ID: 20157135