

2017-09

APPLICATION FOR HOME OCCUPANCY
USE PERMIT

DATE May 23 2017
TYPE OF PROPERTY:

SINGLE
DOUBLE

OTHER

PHONE NUMBER

35 Winspear Rd.
ADDRESS OF PROPERTY

Janter Stank
OWNER OF PROPERTY

APPLICANT IF DIFFERENT
FROM OWNER

ZONING CLASSIFICATION R-100A

- ATTACHED COPY OF SURVEY
- ATTACHED COPY OF FLOOR PLAN SHOWING
- HOME OCCUPATION SECTION OF DWELLING
- ATTACHED PARKING PLAN

HOME OCCUPATION FOR:
35 Winspear Rd.

HOME OCCUPATION DEFINED: 120-64
AN ACCESSORY USE OF A DWELLING UNIT FOR GAINFUL EMPLOYMENT
INVOLVING THE MANUFACTURER, PROVISION, OR SALE OF GOODS AND/
OR SERVICES.

APPLICANT MUST ANSWER ALL OF THE FOLLOWING:
THERE IS NO OTHER HOME OCCUPATION PERMIT EXISTING TO THE PIECE OF
PROPERTY NOW BEING APPLIED FOR:

YES NO

A.) WILL THE OCCUPATION BE CONDUCTED WITHIN A COMPLETELY ENCLOSED
BUILDING? (NO OUTDOOR SALES) -----
YES NO

B.) IS THE OCCUPATION CLEARLY INCIDENTAL AND SECONDARY TO THE PRINCIPAL USE
OF THE DWELLING? -----
YES NO

C.) WILL THE HOME OCCUPATION CHANGE THE PRINCIPAL CHARACTER OF THE
DWELLING? -----
YES NO

D.) WILL THERE BE MORE THAN ONE EMPLOYEE OTHER THAN IMMEDIATE FAMILY
MEMBERS RESIDING ON THE PREMISES? -----
YES NO

E.) WILL LESS THAN 25% OF FLOOR AREA OF ONE (1) STORY OF THE DWELLING
BE DEVOTED TO THE HOME OCCUPATION? -----
YES NO

F.) WILL THERE BE ANY STOCK IN TRADE OR COMMODITIES SOLD, OTHER THAN
INCIDENTAL SUPPLIES FOR AND CONSUMED IN THE CONDUCT OF THE HOME
OCCUPATION? -----
YES NO

G.) WILL ALL STORAGE OF MATERIALS, GOOD, SUPPLIES OR EQUIPMENT IN THE OPERATION OF THE HOME OCCUPATION BE HIDDEN FROM ANY STRUCTURE LOCATED ON THE PREMISES?

YES NO

H.) WILL THERE BE ANY MECHANICAL EQUIPMENT USED EXCEPT SUCH AS USED FOR DOMESTIC OR HOUSEHOLD PURPOSES (OR AS DEEMED SIMILAR TO POWER & TYPE) ?

YES NO

I.) WILL THE OCCUPATION REQUIRE ANY INTERNAL OR EXTERNAL ALTERATION OR INVOKE CONSTRUCTION FEATURES NOT CUSTOMARY IN A DWELLING?

YES NO

J.) WILL THE USE GENERATE ANY NOISE, VIBRATION, GLARE, FUMES, ODORS, OR ELECTRICAL INTERFERENCE BEYOND WHAT NORMALLY OCCURS IN THE APPLICABLE ZONING DISTRICT?

YES NO

K.) WILL ANY TRAFFIC BE GENERATED BY THE HOME OCCUPATION IN GREATER VOLUMES THAT WOULD NORMALLY BE EXPECTED IN A RESIDENTIAL NEIGHBORHOOD?

YES NO

K1) WILL ANY INCREASE IN PARKING BE NEEDED?

YES NO

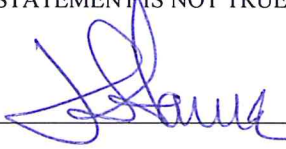
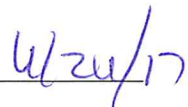
K2) IF YES , WILL THE NEED BE MET WITH OFF STREET PARKING?

YES NO

K3) THERE WILL BE ONLY (1) NON ILLUMINATED NAME PLATE NOT EXCEEDING TWO BY TWO (2 x 2) FEET DISPLAYING THE OCCUPANT AND/OR THE NAME OF THE HOME OCCUPATION?

YES NO

I HAVE READ THIS QUESTIONNAIRE CAREFULLY AND COMPLETED THE NECESSARY APPLICATION REALIZING THAT IF ANY STATEMENT IS NOT TRUE MY HOME OCCUPATION PERMIT MAY BE DENIED OR VOIDED .

SIGNATURE OF APPLICANT

DATE

SIGNATURE OF PROPERTY OWNER
IF DIFFERENT FROM APPLICANT

DATE

REVIEWED BY JGB
BUILDING INSPECTOR

Business Plan Outline: Jenifer Stanek Coaching
Home Occupation Application
June 26, 2017

The purpose of this letter is to outline the business plan for Jenifer Stanek Coaching. The mission of Jenifer Stanek Coaching is to provide one-on-one and small group training to assist individuals in achieving their health and wellness goals. Specifically, Jenifer Stanek Coaching will offer personal training, nutrition education, yoga, spinning, and bootcamp classes. Class sizes will not exceed 10 participants and will more often include 1-5 clients. This business will serve anyone who has a vision or needs help creating a vision for transforming her/his life. After 17 years as a very successful educator/administrator, I have acquired the skills to help coach people to accomplish goals they did not think were possible. My credentials include NYS Certified Teacher 7-12, NYS District Administrator, American College of Sports Medicine Personal Trainer, Certified Sports and Exercise Nutrition through Precision Nutrition. I am currently training clients and offering classes at Fitness 19 on Harlem Road in West Seneca. The advantage for clients to train with me at Jenifer Stanek Coaching is that there is no membership required, the fees are more reasonable than all of the competition, the facility is totally private, and the attention is solely on the clients.

The dwelling this business will occupy is 35 Winspear Road in West Seneca. The basement will serve as the studio space. The house is situated on a hill so there is a separate entrance to the basement from the driveway. In addition, there are 2 exits up the stairs in home. There are also 2 bathrooms accessible by going up the stairs. The driveway and parking areas are large enough to accommodate minimally 15 cars. Once again, on average there will be 5 clients training at any given time, but considering potential overlap in session times or the increased popularity of the small group classes, the parking space is more than sufficient.

My starting structure will be a sole proprietorship though the vision for Jenifer Stanek coaching is to outgrow the home occupation and move into a much larger facility with the need to employ additional trainers, coaches, clerical, cleaning, and managerial staff. In addition, I anticipate participating in community events potentially offering classes in the parks, offering education and classes for seniors at the senior center, and promoting health and wellness for all residents of West Seneca in whatever way I can. This business will not compete directly with the big gyms in or around our town, because the targeted customer are those who either do not prefer the atmosphere or cost of the large gyms, or cannot afford the membership fees. The choice to train at Jenifer Stanek Coaching comes at the cost of giving up access to a vast array of equipment and classes in exchange for an intimate and totally client-centered experience. My experience training has resulted in 100% of my clients achieving the goals we created in the timeline we set. That is the advantage of training with a coach who is dedicated to the individuals she is serving. It is always my goal to educate my clients so they learn how to realize the vision we set for them. The assessment of my success is when they graduate on to bigger and better goals because they have gained the confidence and control over their lives.