

**LEGAL NOTICE
VILLAGE OF HAMBURG
ZONING BOARD OF APPEALS**

NOTICE IS HEREBY GIVEN that a public hearing will be held by the Village of Hamburg Zoning Board of Appeals at 7:00 p.m. on Thursday, August 10, 2023 at Village Hall, 100 Main Street, Hamburg, New York 14075 regarding the following:

MATTER #1

Application No. 2023-01202 by Todd Winder, 3191 Church Street, Eden for one (1) area variance for a side yard setback. Mixed-Use Redevelopment (MU-R). The Code of the Village of Hamburg, Zoning thereof: **Section §250-22.5 Dimensional Requirements.** Minimum side yard. Code: 15'. Proposed: 1.75'. Variance requested: 13.25'. Subject premises is known as 3806 Westview Avenue, S.B.L. 195.08-3-15.

MATTER #2

Application No. 2023-01357 by John Farrell, 51 Marengo Avenue, for one (1) area variance for a garage. Traditional Village Residential (TVR). The Code of the Village of Hamburg, Zoning thereof: **Section §250-23.4B(2) Residential accessory uses and structures.** The floor area of an attached or detached garage shall not exceed 600 sq. ft. Code: 600 sq. ft. maximum allowable square footage for garage. Proposed: 936 sq. ft. Variance requested: 336 sq. ft. Subject premises is known as 217 Maple Avenue, S.B.L. 196.05-10-23.

MATTER #3

Application No. 2023-01355 by Cambra Shaw, 30 Hillview Place, for two (2) area variances for a garage. Traditional Village Residential (TVR). The Code of the Village of Hamburg, Zoning thereof: **Section §250-23.4B(2) Residential accessory uses and structures.** The floor area of an attached or detached garage shall not exceed 600 sq. ft. Code: 600 sq. ft. maximum allowable square footage for garage. Proposed: 768 sq. ft. Variance requested: 168 sq. ft. **Section 250-20.6 Bulk Requirements.** Maximum building height ... accessory use or structure is 15'. Code: Maximum garage height of 15'. Proposed: 18'. Variance requested: 3' in height. Subject premises is known as 30 Hillview Place, S.B.L. 196.09-5-17.

MATTER #4

Application No. 2023-01408 by Joyce Huen, 18 Randall Terrace, for two (2) area variances for a garage. Traditional Village Residential (TVR). The Code of the Village of Hamburg, Zoning thereof: **Section §250-20.5 Dimensional requirements.** Minimum side yard setback accessory use or structure. Code: 3'. Proposed: 1.5'. Variance requested: 1.5' **Section §250-23.4A(6) Residential accessory uses and structures.** Maintain separation of at least 10' from any dwelling unit ... at least 5' from any other accessory structure, including any structures on an abutting lot. Code: Required distance of 10'. Proposed: 6'. Variance requested: 4'. Subject premises is known as 18 Randall Terrace, S.B.L. 196.06-5-24.

MATTER #5

Application No. 2023-01302 by American Legion Post #527, 1-2 Memorial Drive, for two (2) area variances for a sign. Mixed Use Redevelopment (MU-R). The Code of the Village of Hamburg, Zoning thereof: **Section §250-35.17B Sign regulations.** Non-conforming signs. Nonconforming signs must be brought into compliance ... under the following conditions: (1) the sign is altered in any way, including, but not limited to words, logo, business name, size, design, structure or type of illumination (2) The sign is relocated or replaced. (3) The property or business to which the sign relates changes ownership or primary use. Code: Non-conforming sign not allowed when alterations made. Proposed: Update/alter an existing, non-conforming pole sign. Variance requested: To update an existing non-conforming pole sign. **Section §250-35.13(G) Prohibited signs.** Any sign that is internally illuminated or that uses digital or LED screen technology. Code: Internally illuminated signs not allowed. Proposed: An internally illuminated sign. Variance requested: An internally illuminated sign. Subject premises is known as 1-2 Memorial Drive, S.B.L.195.12-1-1.111.

FURTHER NOTICE IS HEREBY GIVEN that at such hearing all persons interested in the subject matter of any of the foregoing matters will have an opportunity to be heard.

FURTHER NOTICE IS HEREBY GIVEN that the appellant/applicant or his duly authorized representative must be present at the hearing.

DATED: July 28, 2023

Richard Stumpf
Chairman