



**TOWN OF PEMBROKE
ZONING BOARD OF APPEALS
Minutes for the regular meeting held on August 15, 2012**

ATTENDANCE:

- Chairman- Thomas Schneider
- Vice Chairman- Nathan Witkowski
- Ronald Kasinski
- Terrance Daniel
- Richard Doktor
- Doneen Pfalzer-ZBA Secretary

PUBLIC PRESENT: Mark & Shelia Marchese, Aaron & Carolyn Swable.

MEETING called to order at 7:30 pm.

A Motion to Approve the Minutes for the July 18, and July 25, 2012 Zoning Board Meetings was made by Nathan Witkowski, second to motion made by Terrance Daniel.

Voice Vote—ALL AYES—MOTION PASSED.

PUBLIC HEARING

Mark Marchese

1806 Indian Falls Rd., Town of Pembroke

(Tax Map #12.-1-90 & 12.-1-92)

Request for **AREA VARIANCE**

PUBLIC HEARING called to order at 7:32 pm. The Notice of Public Hearing was printed in the Batavia Daily News as well as posted on the Town’s Bulletin Board, and that Chairman Schneider read the Affidavit of Posting and discussed the Notice to Adjoining Property Owners.

- Mr. Marchese is requesting an east side area variance of 40 ft. for the placement of a shelter and fencing for a horse.
- Zoning district is AG/R the required minimum is 100 ft. from a side property line.
- No Neighboring letters were returned.
- Genesee County recommended Approval.
- A detailed Site plan was provided.

PUBLIC PARTICIPATION—The east side boarding property owners Aaron & Carolyn Swable stated they “have no problem” and are “absolutely fine” with the request.

On **MOTION** to CLOSE the Public Hearing made by Richard Doktor and seconded by Terrance Daniel

Voice Vote—ALL AYES

MOTION PASSED

The Public Hearing closed at 7:37 pm.

On **MOTION** made by Nathan Witkowski and seconded by Richard Doktor,

APPROVAL of an east side yard area variance of forty (40) ft. based on Genesee County Planning's recommendation for Approval and the nature of the request will not pose significant impact to or change the character of the existing neighborhood.

ROLL CALL VOTE: Richard Doktor-Aye; Terrance Daniel-Aye; Chairman Schneider-Aye; Nathan Witkowski-Aye; Ronald Kasinski-Aye.

ALL AYES—MOTION PASSED.

Zoning Board Decision: APPROVAL WITH NO RESTRICTIONS.

Discussion:

Old Business:

New Business

A **MOTION** to close the meeting was made by Terrance Daniel, seconded by Ronald Kasinski.

Voice Vote—ALL AYES

MOTION PASSED

Meeting adjourned at 7:48 pm.

Respectfully Submitted,
Doneen Pfalzer-ZBA Secretary

Thomas Schneider-ZBA Chairman

These minutes are a draft only, subject to revision and/or change prior to approval by the Zoning Board of Appeals.