

## **The Town of Marcellus Zoning Board of Appeals**

**24 East Main Street  
Marcellus, New York 13108**

**January 7, 2013**

**Present:** Chairperson Michelle Bingham, Bob Ciota, Gerard Wickett,  
Robert Oliver  
**Absent:** Chris Christensen  
**Town Counsel:** Jim Gascon of Costello, Cooney, and Fearon  
**Town Engineer:** Jason Kantak of TDK Engineering (absent)  
**Codes Officer:** John Houser

The Zoning Board of Appeals of the Town of Marcellus met in regular session in the Town Hall for the Town of Marcellus, located at 24 E. Main Street, Marcellus, New York, on January 7, 2013, at 7:00pm.

### **Jack Scalice – Special permit 14’ X 20’ shed**

A public hearing was held to allow a 14’ X 20’ shed to be placed on his property at 4558 Limeledge Road. The secretary, Karen Cotter, read the legal notice into the minutes. Jack Scalice advised that it would be used for pool supplies and yard tools. It will be for personal use only, there shall be no business operated from the building. The shed will be 14’ X 14’ with an overhang. The Chair, Michelle Bingham, asked if anyone would like to speak in favor or in opposition to the project and there were none. The building will have power. Bob Ciota made a motion to close the public hearing and Michelle Bingham seconded. The motion carried with the following vote:

Bob Ciota - aye  
Jerry Wickett - aye  
Michele Bingham - aye  
Robert Oliver – aye

Jerry Wickett made a motion to approve the project as presented, there was no one present in opposition to the project, there will be no business operated from the building and the use is consistent with the neighborhood. Bob Ciota seconded and the motion carried with the following vote:

Bob Ciota - aye  
Jerry Wickett - aye  
Michele Bingham – aye  
Robert Oliver – aye

The request of Jack Scalice for a special permit in a R1 zone to allow him to have 14' X 20' storage shed on his property at 4558 Limeledge Road., Marcellus, New York.

The Zoning Board of Appeals of the Town of Marcellus met in Regular Session in the Town Hall of the Town of Marcellus, 24 E. Main Street, Marcellus, NY, on January 7, 2013, commencing at 7:00pm, local time at which time and place the following Resolution was moved, seconded and passed.

WHEREAS: The applicant is located in a R1 district: and

WHEREAS: There will be no undesirable change in the character of the neighborhood or detriment to nearby properties: and

WHEREAS: The use shall be consistent with and subordinate to the principal use and may not be carried on independently of the principal residential use: and

WHEREAS: The special permit is used for the use specified on the application. Any change of use is subject to approval by the Zoning Board of Appeals: and

WHEREAS: The special permit conforms to side yard, front and rear setbacks.

THEREFORE BE IT RESOLVED that said special permit is granted upon the following condition:

1. Applicant must apply for a building permit that grants permission for construction.
2. Shed is for personal use only and no business shall be operated from it.

**David McShane, 4571 Northeast Townline Road – 12' X 16' Shed**

A public hearing was held to allow a 12' X 16' shed to be placed on his property at 4558 Limeledge Road. The secretary, Karen Cotter, read the legal notice into the minutes. David McShane advised that it would be used yard equipment and a tractor. It will meet all setback requirements and will be at least 17' to 20' off of the corner lot line. The building will be for personal use only, there shall be no business operated from the building. The Chair, Michelle Bingham, asked if anyone would like to speak in favor or in opposition to the project and there were none. The building will have no plumbing or electric. Michelle Bingham made a motion to close the public hearing and Bob Ciota seconded.

The motion carried with the following vote:

Bob Ciota - aye  
Jerry Wickett - aye  
Michele Bingham - aye  
Robert Oliver – aye

Jerry Wickett made a motion to approve the project as presented, there was no one present in opposition to the project; the use is consistent with the neighborhood; there will be not business operated from the building. Michelle Bingham seconded and the motion carried with the following vote:

Bob Ciota - aye  
Jerry Wickett - aye  
Michele Bingham – aye  
Robert Oliver – aye

The request of David McShane for a special permit in a R1 zone to allow him to have a 12' X 16' storage shed on his property at 4571 Northeast Townline Road., Marcellus, New York.

The Zoning Board of Appeals of the Town of Marcellus met in Regular Session in the Town Hall of the Town of Marcellus, 24 E. Main Street, Marcellus, NY, on January 7, 2013, commencing at 7:00pm, local time at which time and place the following Resolution was moved, seconded and passed.

WHEREAS: The applicant is located in a R1 district: and

WHEREAS: There will be no undesirable change in the character of the neighborhood or detriment to nearby properties: and

WHEREAS: The use shall be consistent with and subordinate to the principal use and may not be carried on independently of the principal residential use: and

WHEREAS: The special permit is used for the use specified on the application. Any change of use is subject to approval by the Zoning Board of Appeals: and

WHEREAS: The special permit conforms to side yard, front and rear setbacks.

THEREFORE BE IT RESOLVED that said special permit is granted upon the following condition:

1. Applicant must apply for a building permit that grants permission for construction.

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2. Shed is for personal use only and no business shall be operated from it.
3. The shed will meet all setback requirements and will be at least 17' to 20' off of the corner lot line.

The minutes of the December meeting stand as distributed.

The meeting was adjourned at 7:15 PM.

Respectfully submitted,

Karen Cotter  
Secretary