

ZONING BOARD OF APPEALS

TOWN OF LLOYD

AGENDA

Thursday, March 13, 2014

New Submission date: March 28, 2014

Next ZBA Meeting: April 10, 2014

CALL TO ORDER TIME: 7:00PM

PLEDGE OF ALLEGIANCE

ANNOUNCEMENTS: GENERAL, NO SMOKING, LOCATION OF FIRE EXITS, ROOM CAPACITY IS 49, PURSUANT TO NYS FIRE SAFETY REGULATIONS. PLEASE TURN OFF ALL CELL PHONES.

New Public Hearings

GUNK HAUS-Elizabeth Steckel and Dirk Schalle, 387 South St, SBL#94.2-2-11, in A zone.

The applicant is requesting two variances. One to allow a second sign, and another for an area variance to hang an 8 foot by 2 foot sign on their retail bakery addition. This second sign is being requested on the front of the new addition. The sign that is there is 21.6 sq. ft. and the code allows for 25 sq. ft total signage.

<i>Required</i>	<i>Requested</i>	<i>Variance</i>
<i>25sf</i>	<i>37.6sf</i>	<i>12.6sf</i>

Article VI: Section 100-28 G 5 and H 1 a 1.

G. Permanent signs within residential and agricultural districts.

- (1) For each permitted Class I home occupation, one nonilluminated sign with an area of not more than two square feet per face.
- (2) For each permitted Class II home occupation, one nonilluminated sign with an area of not more than four square feet per face.
- (3) For mobile home parks, or condominium, townhouse, co-op, or apartment complexes, one nonilluminated monument sign containing an area of not more than 25 square feet and located not more than six feet above ground level at its highest point, identifying the mobile home park, or complex, may be displayed at each access from a main road.
- (4) For nonresidential uses within the Agricultural Business Overlay District, a single identity sign not more than 12 square feet per face may be provided for each business or activity on the premises. Unless attached to a building, no such sign shall be located closer than 15 feet to the front property line, nor closer than 20 feet to any other property line.

(5) Signs for lawful nonconforming uses in residential districts shall comply with the requirements for signs in the Central Business District provided below.

H. Permanent signs within other districts.

(1) Central Business and Waterfront Business Districts. (continued)

(a) Not more than one primary sign per establishment. Such sign shall be located on the establishment's principal facade and shall be one of the following sign types:

[1] Wall sign not more than one square foot per three linear feet of the establishment's principal facade or a maximum of 25 square feet, whichever is less; or

Administrative Business

Minutes to Approve:

November 14, 2013

January 9, 2014