

**TOWN OF MACEDON
ZONING BOARD OF APPEALS
July 21, 2021**

The Town of Macedon Zoning Board of Appeals meeting was held on Wednesday, July 21, 2021, at the Town Hall. Present were Chairman Warren Jeffries, members Deborah McEwen, Ronald Santovito, Brian Frey, Michael Mosher and Board Clerk Stacy Nisbet.

Chairman Jeffries called the meeting to order at 7:30pm.

PUBLIC HEARING:

Z-07-21 – Kaplin – 2904 Kittering Road – Area Variance – Section 300-6-8-3 – Accessory structure larger than primary structure

Todd Kaplin was present to address his application. The board asked questions regarding the lean to and the size of his existing shed. There will be a 12'x60' lean to on one side of the structure. The current shed is 20'x30'. When asked about the primary usage of the new pole barn, Mr. Kaplin stated it was for personal use and storage and assured the Board it would not be used for commercial endeavors. When asked why he wanted such a big pole barn, the response was that he wanted it even bigger but couldn't go back further.

- Wayne County Planning Board – Referral was not required
- Planning Board – Positive referral
- Town Board – No Comment
- SEQR – Not required at Appeals level

No one else was present to speak in favor of or against the granting of these variances. The public hearing was closed at 7:39 p.m.

BOARD DISCUSSION:

Z-07-21 – Kaplin – 2904 Kittering Road – Area Variance – Section 300-6-8-3 – Accessory structure larger than primary structure

A motion was made by Brian Frey, seconded by Mike Mosher to approve the variance as submitted in the application on the condition that it not be used for commercial endeavors.

The five factors were reviewed: There would be no undesirable change in the character of the neighborhood; benefit sought could be achieved by another method; variance was not substantial; there would be no adverse impact on the physical or environmental conditions in the neighborhood; difficulty is self-created.

Role Vote: Mosher – Yes; Santovito – Yes; McEwen – Yes; Frey – Yes; Jeffries – Yes.

Therefore, this variance was granted.

MINUTES:

A motion to approve the 06-16-21 minutes was made by Deborah McEwen, seconded by Ron Santovito. All in favor; minutes approved.

ADJOURNMENT:

A motion to adjourn the meeting was made by Brian Frey, seconded by Mike Mosher. All in favor; meeting adjourned at 7:55 p.m.

Respectfully submitted,

Stacy Nisbet
Clerk to the Board