

The Leader-Herald Print Ad Proof

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Customer Name: JAMES LONG Company: TOWN OF CAROGA
Address: PO BOX 328 FAX#835-2744
City/St/Zip: CAROGA LAKE ,NY 12032
Phone: (518) 835-4211 Solicitor: HS
Category: 10 Class: 1000 Rate: LE-0 Start: 10-3-2019 Stop: 10-3-2019
Lines: 118 Inches: 13.11 Words: 419

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LEGAL NOTICE

Zoning Board of Appeals Hearing Notice.
September 29, 2019.

A public hearing before the Zoning Board of Appeals of the Town of Caroga will be held on Thursday October 10, 2019 at 7:00 pm at the Town of Caroga Municipal Building to consider the following application:

Application Number #Z2019-05.
Owner Joanne S. Korz, 10211 Hillcrest Road, Cupertino, CA 95014, of the property located at 226 Fulton Road, Town of Caroga and identified as parcel SBL#52.20-1-16, zoning district LF-2.5 ? Lakefront 2.5 acres, for a variance to the Town of Caroga

Zoning Ordinance. As per Article 9, Section V, Paragraph F, the property owner was allowed to build in the same footprint as previous structure. The property owner proposes to build a covered entryway on the single family dwelling that is under construction. Article 4, Section III: Use Table of the Zoning Ordinance lists the uses permitted by right and the uses permitted by site plan review. Article 4, Section IV: Dimensional Standards lists the dimensional requirements for LF-2.5 zoning district of: setbacks of 25 feet for the front and 20 feet from the rear and side lines of the property, 75 feet from the waterfront, and 10% lot coverage. The proposed covered entryway would be 8 feet wide by 4 feet

deep. It would be 12.5 feet from the maintained edge of the road on one corner and 14 feet from the maintained edge of the road on the opposite corner. The allowed setback is 16.5 feet, as per Article 9, Subsection VI, Paragraph A. It would also increase the lot coverage by 12 square feet. The preexisting ramp was 20 square feet. A variance for the road setback and lot coverage would be required prior to review of any building plans. If the variance is granted by the Zoning Board of Appeals and not subsequently reversed by the Adirondack Park Agency (APA), building plans for the entryway would then be reviewed and a determination would be made about whether to issue a building permit. The above application is open to inspection at the Code Office, Town of Caroga Municipal Building, 1840 State Highway 10, Caroga Lake NY 12032. Persons wishing to appear at such hearing may do so in person or by attorney or other representative. Communications in writing in relation thereto may be filed with the Board at such hearing. James McMartin Long, Zoning Board of Appeals Clerk (Deputy Supervisor and Town Board Member) PO Box 328 Caroga Lake NY 12032
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