

TOWN OF RIDGEWAY  
410 West Ave  
Medina, NY 14103  
ZONING BOARD MINUTES  
August 4, 2020

MEMBERS PRESENT:

Larry Meyer (Chairman)  
Alice Roth  
Ray Wendling absent  
Dan Wilson  
Richard Cichocki

OTHERS:

John Gebera  
Curtis Jakubec  
Ann Fisher-Bale  
Kimberly Kyle  
David Schlabach  
Dan Wolfe

CALL TO ORDER:

Mr. Meyer called the meeting to order with the Pledge of Allegiance at 7:00 pm.

APPROVAL OF AGENDA:

Chairman Meyer asked for a motion to approve the August 4, 2020 agenda. Dan Wilson made a motion, Alice Roth seconded. All were in favor and the motion was carried.

APPROVAL OF THE MINUTES:

Chairman Meyer called for a motion to approve the minutes for July 7, 2020 meeting as written. Dan Wilson made motion; Richard Cichocki seconded the motion. All were in favor and the motion was carried.

COMMUNICATIONS:

The Zoning Board Chairman has shared that ZBA member Ray Wendling would not be available until after October due to having to work. He reminded other board members to call if they were unable to attend to make sure we had a quorum.

OLD BUSINESS:

None

NEW BUSINESS:

Public Hearing 7:05 pm -Variance Application for Millers Bulk Food-10858 Ridge Rd, requesting a 24' Side set back variance on west side and a44' side set back variance on the east side for two proposed storage/office buildings. The public hearing was opened at 7:05pm. John Gebera, Curtis Jakubec and Ann Fisher-Bale were present for the public hearing. All three are very

concerned over the congestion at the store. They feel that the proposed placement of the sheds would create even more congestion as they have limited parking as it is. They brought up several other concerns with people parking on the side of the road, delivery trucks parking overnight on the side of the road, waiting for someone at the store to get there, the sheds that are for sale are blocking view of the road, the speed limit is 55 they would like to see it lowered. They also brought up the neighbor opening a business next door without a permit. Chairman Meyer explained that this meeting was simply for the approval/disapproval of the variances and although he was hearing their concerns he would pass them along to appropriate personnel as they weren't anything that the Zoning Board could help them with at this point and suggested that they take them to the Town Board Meeting on 8/17/20 at 7PM. The public hearing was closed at 7:13pm. Chairman Meyer asked the board if they had any questions. The ZBA had concerns about the sheds out front, causing congestion and having people look at them as they drove by creating a distraction to the drivers and causing accidents. They stated that they have lots of room going behind the building for these sheds as well as the two proposed storage/office space sheds. Chairman Meyer called for a motion to approve/deny the variance request for the east side (cemetery side). Richard Cichocki made the motion to deny the variance request and a second was made by Alice Roth. All were in favor and the motion carried. Chairman Meyer called for motion to approve/deny the west side variance. Alice Roth made the motion to deny the variance request for the west side and a second was made by Richard Cichocki. All were in favor and the motion carried. The application for both variances were denied with recommendations that everything be put behind the main building within the setback requirements, to eliminate congestion out front and along the side of the buildings. This will smooth out the flow of traffic. Dan Wolfe, Code Enforcement Officer, will speak to Millers in regard to moving all the sheds to the back of the property.

Public Hearing 7:15 pm -Variance Application for Kimberly Kyle, 11329 Slade Rd, requesting an 80' front set back variance as measured from center of the road for a proposed 7' x 22' replacement porch with roof. The public hearing was opened at 7:26 pm. The property owner, Kimberly Kyle was the only one present for this hearing. She explained that there is already a porch there and she would like to extend it longer and move the steps coming off the end going toward the driveway instead of having them come off the front. The public hearing was closed at 7:29 pm. Chairman Meyer asked if the board had any questions or concerns. They did not. He then asked for a motion to approve/deny the variance application for Kimberly Kyle. Dan Wilson made the motion to approve the variance with the stipulation of the steps must come off the side of the porch with a second by Richard Cichocki. All were in favor and the motion was carried. Kimberly Kyle will need to come in and get the approved building permit.

Public Hearing 7:25 pm -Variance Application for David and Andrew Schlabach, 2854 Murdock Rd, requesting a 77' front set back variance as measured from center of the road for a proposed expansion of a porch with roof. The public hearing was opened at 7:31pm. David Schlabach and Ann Fisher-Bale were present for the hearing. Mr. Schlabach explained that he wanted to extend the porch to within one foot of the end of the house. They are not going any closer to

the road. There were no other questions from the public. Chairman Meyer closed the public hearing at 7:35pm. He then asked the board if they had any questions. They did not. Chairman Meyer asked for a motion to approve/deny the variance application for David and Andrew Schlabach. Alice Roth made the motion to approve the application for David and Andrew Schlabach as written with a second made by Dan Wilson. All were in favor and the motion carried. David Schlabach will need to come in a get the approved building permit.

At this time, Chairman Meyer asked the board if there were any further questions or concerns. Dan Wolfe thanked Chairman Meyer for the way he handled the public hearings. Dan stated he would address the concerns about the sheds out front of Millers. Since there were no other concerns, he asked for a motion to adjourn the meeting. Richard Cichocki made a motion and was seconded by Dan Wilson and Alice Roth. The motion was carried and the meeting was adjourned at 7:45 pm.

**The next meeting will be held on Tuesday 9/1/2020**

Respectfully Submitted by  
Joelle Brown  
Zoning Board Clerk