

*Town Of Geneva
Zoning Board of Appeals
Board Agenda*

Date: July 23, 2024

TO: **ZONING BOARD MEMBERS:**

We have the following Public Hearing:

1. Area Variance:

Project Name: Cragg Property
Zoning Board #: ZB2024-004
Tax Map #: 119.15-1-26.000
Address of Project: 508 White Springs Road
Owner: M. Holley Smaldone-Cragg & Michael Cragg

Project Description: The applicant wishes to extend the garage toward the south property line by two feet.

Reason for Review: Per Town of Geneva Code 165-8 E (6) Minimum side yard setbacks shall be 12.5 feet, except in the case of a semidetached one-family dwelling or townhome dwelling, in which case the side yard setback between units may be zero feet. The garage is currently 8 ft from the side property line and is proposed to be 6 ft from the side property line. This would be a 48 percent variance request.

Applicants Name: M. Holley Smaldone-Cragg & Michael Cragg
Address: 579 White Springs Road
Contact Number: 315-719-2779

MEETING PROCEDURES:

- A) Applicant to present: Applicant to present information to the Board
- B) General Public: Comments from the general public
- C) Public Hearing End: Zoning Board to end the Public Hearing
- D) Town Code Enforcement: Town Code Officer will comment
- E) Town County Planning Representative: Steve High to present County Planning comments
- F) Zoning Board discussion: The Zoning Board members to discuss and ask questions
- G) Zoning Board determination: Zoning Board members to make a determination of action moving forward. This will be a resolution to approve or deny, or a resolution for a continuance.

We have the minutes from the June 24, 2024 meeting for review and approval.

County Representative – Steve High’s report

Other Business:

Respectfully,
Floyd D. Kofahl
Code Enforcement Officer