

**AGENDA FOR A JOINT MEETING OF THE  
VILLAGE OF AVON ZONING BOARD OF APPEALS  
AND PLANNING BOARD  
TUESDAY, JANUARY 27, 2015  
7:00 PM; VILLAGE HALL, WHITNEY ROOM**

**I. ZONING BOARD OF APPEALS**

Daniel Freeman, Chairman  
James Gerace  
Richard Hite  
Barbara Sadden  
Ernest Wiard

**PLANNING BOARD**

Paul M. Drozdziel, Chairman  
Patrick McCormick  
Laura Nobles  
Kevin O'Donoghue  
Bonnie Taylor-Davis  
William Wall

**OTHERS**

James Schillinger, Applicant  
Reid A. Whiting, Village Attorney  
Anthony J. Cappello, Code Enforcement Officer  
Kurt Rappazzo, MRB Group

**ZONING BOARD OF APPEALS**

**II. APPROVAL OF THE MINUTES**

ZONING BOARD OF APPEALS: Of the meeting of July 15, 2014 (Montesano Public Hearing)

**III. OLD BUSINESS**

ZONING BOARD OF APPEALS: Nothing pending.

**IV. NEW BUSINESS**

ZONING BOARD OF APPEALS:

<b>A. Area Variance Application: Public Hearing</b>	James Schillinger, Applicant 42 Valley Lane Avon, NY 14414
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Schillinger would like to divide a 100-foot X 639-foot parcel, extending west from 75 High Street to 42 Valley Lane, into two lots. The 75 High Street lot would be 18,454-square-feet, 1,546-square-feet less than the 20,000 minimum called for in the Village Code. The land is zoned One Family Residential (R-1).

**Rationale & History:** Schillinger had purchased the land 20 years ago and would now like to sell the 75 High Street portion to his sister. Schillinger would like to retain a blacktop driveway along the southern border of the 75 High Street property as an ingress/egress easement as long as his sister owns the property.

**V. ADJOURNMENT**

ZONING BOARD OF APPEALS

**PLANNING BOARD:**

**VI. APPROVAL OF THE MINUTES**

PLANNING BOARD: Of the meeting of December 16, 2014.

**VII. OLD BUSINESS**

PLANNING BOARD:

- A. Subdivision Application: James Schillinger**
- Public Hearing 42 Valley Lane**
- Avon, NY 14414**

Schillinger has proposed dividing a 100-foot X 639-foot parcel, extending west from 75 High Street to 42 Valley Lane, into two lots. The land is zoned One Family Residential (R-1).

Schillinger had purchased the 75 High Street property 20 years ago and now wants to sell it to his sister while retaining the 42 Valley Lane portion and land in-between on which two out-buildings are located.

Furthermore, Schillinger would like to retain a blacktop driveway along the southern border of the 75 High Street property as an ingress/egress easement to the out-buildings for as long as his sister owns the 75 High Street property.

**VIII. NEW BUSINESS**

PLANNING BOARD: None considered, this being a special, joint meeting scheduled for the disposition of James Schillinger's area variance and subdivision applications.

**IX. ADJOURNMENT**

PLANNING BOARD