



LEGAL NOTICE

GATES ZONING BOARD OF APPEALS

January 11, 2021

NOTICE IS HEREBY GIVEN THAT THERE WILL BE A PUBLIC HEARING OF THE ZONING BOARD OF THE TOWN OF GATES AT THE GATES COMMUNITY CENTER 1605 BUFFALO ROAD (A VIRTUAL MEETING MAY BE AN OPTION SO PLEASE CHECK OUR WEBSITE –townofgates.org PRIOR TO THE MEETING) ON MONDAY JANUARY 11, 2021 AT 7:30 PM (Pre-agenda meeting 6:45 PM).

TABLED FROM NOVEMBER 9, 2020 MEETING --The application of Carol Hulsizer requesting a Use Variance from Article XXIV, Section 190-132 and 133 to continue the use of used car sales in a N. B. (Neighborhood Business Zoning District) on property located at 1350 Buffalo Road.

1) The application of Masood Ahmed requesting an Area Variance from Article V, Section 190-24 to allow signs to remain which are larger than allowed on property located in a General Business Zoning District at 1269 Chili Avenue.

2) The application of Mark and Stephanie Freida requesting an Area Variance from Article XIX, Section 190-94 to add on an attached garage that will encroach into the required side yard setback on property located at 21 Abby Lane.

3) The application of Bradley White, on behalf of Steve Lewondowski, requesting a Use Variance from Article XIX, Section 190-91 to purchase property and expand on a previously granted variance on the adjacent property, to enlarge the operation of a Landscape business in a Residential Zoning District at 2551 Buffalo Road.

**4) The application of TC Pursuit Services, Inc. requesting Area Variances and a Special Use Permit from Article IV, Section 190-11, Article XXVII, Section 190-161, Article VI, Section 190-31 and Article V, Sections 190-25, 26 and 190-24 to erect a building with height that exceeds what is allowed, loading spaces smaller than required, height of fence that exceeds what is allowed, monument signs larger than allowed and more than allowed7
, more wall signs than allowed, and larger wall signs than allowed - all of which will be located in a General Industrial Zoning District on property located at 2600 Manitou Road.**

ALL INTERESTED PARTIES ARE INVITED TO ATTEND. PLANS ARE ON FILE FOR THE ABOVE APPLICATIONS IN THE OFFICE OF THE BUILDING INSPECTOR AND MAY BE REVIEWED BY THE PUBLIC DURING REGULAR BUSINESS HOURS.

**Christine Maurice
Chairwoman**