

**AGENDA - DRAFT
LAKE GEORGE VILLAGE
26 OLD POST ROAD
ZONING BOARD OF APPEALS
MEETING JULY 20, 2010**

TAX MAP: 251.10-3-61

OWNER/APPLICANT: JAMES BLAU

ADDRESS: 1 SCRIMSHAW LANE – VACANT LOT

ZONE: SINGLE FAMILY RESIDENTIAL

AREA VARIANCE APPLICATION # 0948 – MODIFICATION

PREVIOUSLY APPROVED

Motion

Application approved as presented. The required side yard setback is 15 feet. Applicant is granted relief of 1.3' for the corner of a rear screened porch resulting in a side yard setback of 14.7 feet at that corner. The required rear yard setback is 20 feet. Applicant is granted relief of 3' for the corner of the garage resulting in a rear yard setback of 17 feet at that corner. The required front yard setback is a minimum 10 feet. Applicant is granted relief of 4 feet for the main house overhang resulting in a 6 foot setback for the area of the overhang. Applicant is also granted relief of 1 foot for the area of the screened porch which projects to the front yard resulting in a setback of 9 feet in that area.

Rear yard – Setback requirement is 20 feet.

The variance will grade from the NW corner of the garage to the SW corner as follows:

19.22' setback. Seeking relief of .78'

13.06' setback. Seeking relief of 6.94'

8.69' setback. Seeking relief of 11.31' (Applies to the corner of the garage on the southern side.)

15.91' setback. Seeking relief of 4.09'

Side yard – Setback requirement is 15 feet.

The variance will apply to the SW corner of the deck and the SW corner of the screened porch.

12.34' Setback. Seeking relief of 2.66' (deck).

12.10' Setback. Seeking relief of 2.9' (screened porch).

NOTE – front yard variance previously granted is NOT changing - The required front yard setback is a minimum 10 feet. Applicant is granted relief of 4 feet for the main house overhang resulting in a 6 foot setback for the area of the overhang

Carol Sullivan

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