

Town of Torrey Zoning Board of Appeal
Public Hearing
August 5, 2013

Area Variance 34-13 Kenneth Campbell 1278 Arrowhead Breach Rd

Present: Chairman Tony Cannizzaro, JM Cougevan, Chris Hansen Pat Hoke
Absent: Marty Gibson

Chairman Cannizzaro opened the public hearing at 7:00pm
All members present were noted.

Kenneth Campbell 1278 Arrowhead Beach Rd has applied for an area variance for his property due to increase in lot coverage. This property is in an Ag/Res District which allows up to 20% lot coverage in the Town of Torrey Zoning.

Secretary noted all property owners within 500' of this purposed action were sent certified receipt notices of this application public hearing date.

Town of Torrey Planning Board reviewed this application on July 15, 2013 determined that the increase of coverage was minimal, about 9%and recommended approval.

Mr. Campbell described his project in full. He would like to remove a shed and deteriorating car port and replace with a 24 x 24 two story garage.

Mrs. Campbell spoke in favor of this project as it will be more attractive and add value in to their property.

There was no one present to speak in opposition to this application.

Mr. Cannizzaro inquired about setbacks; Dwight James Code Officer replied that The setbacks have been discussed about this accessory structure, road setbacks will be obtained and Mr. Campbell has agreed to comply with the regulations on this.

There being no further discussion or request to speak from the public, Mr. Cannizzaro closed the public hearing at 7:18PM

Motion by Mr. Hansen 2nd Mr. Hoke to adjourn and move into regular monthly meeting
Carried at 7:20PM

Respectfully submitted,