

Village of Skaneateles
Planning Board Meeting
December 7, 2023
Skaneateles Village Hall

Area Variance recommendation in the matter of the application of Helen Ridgeway to vary the strict application of Section 225-A5 Density Control Schedule for Front yard setback; Side yard setback, left; Both side yards combined; Minimum open area; and Percentage of Structure width/lot width; and Section 225-69D Non-conforming Buildings, Structures and Uses, Extension or Expansion; to pave the existing stone area to east of detached garage at the property addressed as 5 West Elizabeth Street in the Village of Skaneateles.

Present: Stephen Hartnett, Chairman
Connie Brace, Member
Melissa Komanecky, Member
Jeff Liccione, Member

Riccardo Galbato, Attorney for the Planning Board
John Crompton, Code Enforcement Officer
Ian Carroll, Municipal Planning and Development Coordinator
Beth O'Sullivan, Deputy Zoning Inspector
Dennis Dundon, Clerk to the Boards

Rene Ridgeway, on behalf of the applicant
Helen Ridgeway, applicant

Bob Eggleston, 1391 E Genesee St
Clark Maher, 2 W Lake St
Katie Hess, 34 State St
Tom Fairhurst, 20 E Elizabeth St
Amy & Pat Schiek, 2876 County Line Rd
Bill Murphy, 3 Fennell St
Guy Donahoe, 4493 NW Townline Rd
Tom Billone, 20 E Genesee St

Excused: Albert Giannino, Member

At 7:45 pm, Chairman Hartnett called for the Ridgeway matter for 5 West Elizabeth Street.

Attorney Galbato recapped the application to pave additional driveway area. The CEO has determined that it requires area variances. This Board is to make an advisory opinion to the ZBA.

Ms. R. Ridgeway presented that the applicant wishes to have the rest of the driveway paved, so that it will be easier for plowing. Chairman Hartnett noted that it requires a rather substantial variance. Member Liccione asked if this is a shared driveway? Ms. R. Ridgeway clarified that there are separate driveways leading to a shared barn.

Ms. H. Ridgeway said that the Codes Office said that she had to get a variance. Chairman Hartnett clarified that the variance was not to have a driveway but for lot coverage and open area. Ms. H. Ridgeway said that they had removed a lean-to structure behind the barn and left the area as grass. The home was built in 1859 as a barn. CEO Crompton clarified that the back of the barn was not included in lot coverage.

The applicant was frustrated by the process. After having her options explained to her, the applicant opted to wait for the full Board to be present. Member Brace apologized for the applicant feeling frustration. The applicant left the meeting. Chairman Hartnett noted that the record would reflect that this matter is continued to the Board's January meeting at the request of the applicant.

This matter was concluded at 7:52 pm.

Respectfully submitted,
Dennis Dundon, Clerk to the Boards