

PUBLIC NOTICE

NOTICE IS HEREBY GIVEN that the Chairperson of the Town of Farmington Zoning Board of Appeals has cancelled the tentatively scheduled January 23, 2023, Zoning Board of Appeals meeting, based upon finding there are no applications. The next meeting of the Zoning Board of Appeals is tentatively scheduled to be held at 7:00 pm, on Monday, February 27, 2023. If there is to be a meeting on that date, a legal notice will be published in the Town's Official Newspaper, posted on the Town Hall Bulletin Board and on the Town's Official Website, www.townoffarmingtonny.org.

By order of:

Thomas Yourch, Chairperson
Zoning Board of Appeals
TOWN OF FARMINGTON

TOWN OF
FARMINGTON



**Zoning Board of Appeals Meeting Agenda
February 27, 2023 Meeting
7:00pm**

THIS MEETING WILL BE HELD IN THE MAIN MEETING ROOM, AT THE TOWN HALL, 1000 COUNTY ROAD 8, FARMINGTON, NEW YORK 14425. THOSE NOT WISHING TO ATTEND MAY PARTICIPATE VIRTUALLY IN THE MEETING BEING CONDUCTED SIMULTANEOUSLY AT THAT TIME ON-LINE, OR OVER THE PHONE.

Join Zoom Meeting by clicking the following link:

<https://zoom.us/j/95476695857?pwd=dWVyODUxN1NNIhXZ2NXZUVtUnRKUT09>

Meeting ID: 954 7669 5857

Passcode: 678772

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Dial by your location

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Meeting ID: 954 7669 5857

Passcode: 678772

Find your local number: <https://zoom.us/u/aeHVeyDjKe>

1. Open Meeting, Identify Rules of Procedure, Emergency Evacuation Procedures, Introductions of Board Members & Staff —Chairperson Yourch.
2. Approval of Meeting Minutes—November 28, 2022 Meeting.

3. Attest to publishing legal notice – There was one (1) legal notice published on February 19, 2023 for tonight’s agenda: ZB #0201-23, Joyce Pimm -- Chairperson Yourch.
4. PUBLIC HEARING (1): The following application has a public hearing scheduled for this meeting.

ZB #0201-23, JOYCE PIMM, 501 HOOK ROAD, FARMINGTON, NEW YORK 14425:

Requesting the renewal of Temporary Use Permit in accordance with Chapter 165, Article VII, Section 91 of the Farmington Town Code. The applicant wishes to keep emotional support chickens on her nonfarm residential premise that is less than five acres in size. The Town Code requires all nonfarm animals to be kept on a premise having five acres or more in size. The property is located at 501 Hook Road and is zoned RR-80 Rural Residential.

5. BOARD DELIBERATIONS AND DECISIONS:

ZB #0201-23	Temporary Use Permit	Joyce Pimm
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6. OTHER BOARD MATTERS:
 - a. Review and approval of the 2023 Rules of Procedure
7. PUBLIC COMMENTS—OPEN FORUM DISCUSSION
8. DIRECTOR OF DEVELOPMENT UPDATE
9. ZONING / CODE ENFORCEMENT OFFICER UPDATE
 - a. Open clerk of the board position.

10. NEXT MEETING DATE: March 27, 2023

11. ADJOURNMENT

TOWN OF
FARMINGTON



Zoning Board of Appeals Meeting Agenda
March 27, 2023 Meeting
7:00pm

THIS MEETING WILL BE HELD IN THE MAIN MEETING ROOM, AT THE TOWN HALL, 1000 COUNTY ROAD 8, FARMINGTON, NEW YORK 14425. THOSE NOT WISHING TO ATTEND MAY PARTICIPATE VIRTUALLY IN THE MEETING BEING CONDUCTED SIMULTANEOUSLY AT THAT TIME ON-LINE, OR OVER THE PHONE.

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1. Open Meeting, Identify Rules of Procedure, Emergency Evacuation Procedures, Introductions of Board Members & Staff —Chairperson Yourch.
2. Approval of Meeting Minutes—February 27, 2023 Meeting.

3. Attest to publishing legal notice – There was one (1) legal notice published on March 19, 2023 for tonight’s agenda: ZB #0301-23, Fowler Family Trust -- Chairperson Yourch.
4. PUBLIC HEARING (1): The following application has a public hearing scheduled for this meeting.

**ZB #0301-23, FOWLER FAMILY TRUST, 6176 HUNTERS DRIVE,
FARMINGTON, NEW YORK 14425:**

The applicant is requesting an Area Variance to the provisions contained in Chapter 165, Attachment 1, Schedule 1 of the Farmington Town Code. The applicant wishes to create a third lot that would have a minimum lot width of thirty (30) feet. The Town Code requires a minimum lot width of one hundred and twenty-five (125) feet. The proposed lot would be parts of a proposed re-subdivision of the Lot No. R 5-A with tax ID # 29.13-1-5.100, and Lot No. R-5-B with tax ID # 29.13-1-5.200 of the Pheasants Crossing Subdivision. These three (3) proposed lots would be located along the west side of Pheasants Crossing and within the Pheasants Crossing Subdivision Tract. All lots are zoned RS-25 Residential Suburban.

5. BOARD DELIBERATIONS AND DECISIONS:

ZB #0301-23	Area Variance	Fowler Family Trust
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6. OTHER BOARD MATTERS:
7. PUBLIC COMMENTS—OPEN FORUM DISCUSSION
8. DIRECTOR OF DEVELOPMENT UPDATE
9. ZONING / CODE ENFORCEMENT OFFICER UPDATE
 - a. Open Clerk of the Board Position.

10. NEXT MEETING DATE: April 24, 2023

11. ADJOURNMENT

TOWN OF
FARMINGTON



***Zoning Board of Appeals Meeting Agenda
April 24, 2023 Meeting
7:00pm***

THIS MEETING WILL BE HELD IN THE MAIN MEETING ROOM, AT THE TOWN HALL, 1000 COUNTY ROAD 8, FARMINGTON, NEW YORK 14425. THOSE NOT WISHING TO ATTEND MAY PARTICIPATE VIRTUALLY IN THE MEETING BEING CONDUCTED SIMULTANEOUSLY AT THAT TIME ON-LINE, OR OVER THE PHONE.

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1. Open Meeting, Identify Rules of Procedure, Emergency Evacuation Procedures, Introductions of Board Members & Staff —Chairperson Yourch.
2. Approval of Meeting Minutes—March 27, 2023 Meeting.

3. Attest to publishing legal notice – There were no legal notices published for tonight’s meeting -- Chairperson Yourch.
4. CONTINUED PUBLIC HEARING (1): The following application has a continued public hearing scheduled for this meeting.

**ZB #0301-23, FOWLER FAMILY TRUST, 6176 HUNTERS DRIVE,
FARMINGTON, NEW YORK 14425:**

The applicant is requesting an Area Variance to the provisions contained in Chapter 165, Attachment 1, Schedule 1 of the Farmington Town Code. The applicant wishes to create a third lot that would have a minimum lot width of thirty (30) feet. The Town Code requires a minimum lot width of one hundred and twenty-five (125) feet. The proposed lot would be parts of a proposed re-subdivision of the Lot No. R 5-A with tax ID # 29.13-1-5.100, and Lot No. R-5-B with tax ID # 29.13-1-5.200 of the Pheasants Crossing Subdivision. These three (3) proposed lots would be located along the west side of Pheasants Crossing and within the Pheasants Crossing Subdivision Tract. All lots are zoned RS-25 Residential Suburban.

5. BOARD DELIBERATIONS AND DECISIONS:

ZB #0301-23	Area Variance	Fowler Family Trust
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6. OTHER BOARD MATTERS:

7. PUBLIC COMMENTS—OPEN FORUM DISCUSSION

8. DIRECTOR OF DEVELOPMENT UPDATE

9. ZONING / CODE ENFORCEMENT OFFICER UPDATE

- a. Open Clerk of the Board Position.
- b. May meeting date changed to May 15, 2023

10. NEXT MEETING DATE: May 15, 2023

11. ADJOURNMENT

TOWN OF
FARMINGTON



Zoning Board of Appeals Meeting Agenda
May 15, 2023 Meeting
7:00pm

THIS MEETING WILL BE HELD IN THE MAIN MEETING ROOM, AT THE TOWN HALL, 1000 COUNTY ROAD 8, FARMINGTON, NEW YORK 14425. THOSE NOT WISHING TO ATTEND MAY PARTICIPATE VIRTUALLY IN THE MEETING BEING CONDUCTED SIMULTANEOUSLY AT THAT TIME ON-LINE, OR OVER THE PHONE.

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1. Open Meeting, Identify Rules of Procedure, Emergency Evacuation Procedures, Introductions of Board Members & Staff —Chairperson Yourch.
2. Approval of Meeting Minutes—April 24, 2023 Meeting.

3. Attest to publishing legal notice – There were no legal notices published for tonight’s meeting -- Chairperson Yourch.
4. CONTINUED PUBLIC HEARING (1): There is no continued public hearing for tonight’s meeting. The public hearing for this application was closed on Monday, April 24, 2023.

**ZB #0301-23, FOWLER FAMILY TRUST, 6176 HUNTERS DRIVE,
FARMINGTON, NEW YORK 14425:**

The applicant is requesting an Area Variance to the provisions contained in Chapter 165, Attachment 1, Schedule 1 of the Farmington Town Code. The applicant wishes to create a third lot that would have a minimum lot width of thirty (30) feet. The Town Code requires a minimum lot width of one hundred and twenty-five (125) feet. The proposed lot would be parts of a proposed re-subdivision of the Lot No. R 5-A with tax ID # 29.13-1-5.100, and Lot No. R-5-B with tax ID # 29.13-1-5.200 of the Pheasants Crossing Subdivision. These three (3) proposed lots would be located along the west side of Pheasants Crossing and within the Pheasants Crossing Subdivision Tract. All lots are zoned RS-25 Residential Suburban.

5. BOARD DELIBERATIONS AND DECISIONS:

ZB #0301-23	Area Variance	Fowler Family Trust
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6. OTHER BOARD MATTERS:

7. PUBLIC COMMENTS—OPEN FORUM DISCUSSION

8. DIRECTOR OF DEVELOPMENT UPDATE

9. ZONING / CODE ENFORCEMENT OFFICER UPDATE

- a. Open Clerk of the Board Position.

10. NEXT MEETING DATE: June 26, 2023 *Tentatively*

11. ADJOURNMENT

TOWN OF
FARMINGTON



Zoning Board of Appeals Meeting Agenda
July 24, 2023 Meeting
7:00pm

THIS MEETING WILL BE HELD IN THE MAIN MEETING ROOM, AT THE TOWN HALL, 1000 COUNTY ROAD 8, FARMINGTON, NEW YORK 14425. THOSE NOT WISHING TO ATTEND MAY PARTICIPATE VIRTUALLY IN THE MEETING BEING CONDUCTED SIMULTANEOUSLY AT THAT TIME ON-LINE, OR OVER THE PHONE.

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Find your local number: <https://zoom.us/u/aeHVeyDjKe>

1. Open Meeting, Identify Rules of Procedure, Emergency Evacuation Procedures, Introductions of Board Members & Staff —Chairperson Yourch.
2. Approval of Meeting Minutes—June 26, 2023 Meeting.

3. Attest to publishing legal notice – There was a legal notice published on July 16, 2023 for tonight’s agenda: ZB #0301-23 Fowler Family Trust and ZB #0701-23, Dory Pullano -- Chairperson Yourch.
4. PUBLIC HEARINGS (2): The following applications have a public hearing scheduled for this meeting.

ZB #0301-23, FOWLER FAMILY TRUST, 6176 HUNTERS DRIVE, FARMINGTON, NEW YORK 14425:

The applicant is requesting an Area Variance to the provisions contained in Chapter 165, Attachment 1, Schedule 1 of the Farmington Town Code. The applicant wishes to create a third lot that would have a minimum lot width of thirty (30) feet. The Town Code requires a minimum lot width of one hundred and twenty-five (125) feet. The proposed lot would be parts of a proposed re-subdivision of the Lot No. R 5-A with tax ID # 29.13-1-5.100, and Lot No. R-5-B with tax ID # 29.13-1-5.200 of the Pheasants Crossing Subdivision. These three (3) proposed lots would be located along the west side of Pheasants Crossing and within the Pheasants Crossing Subdivision Tract. All lots are zoned RS-25 Residential Suburban.

ZB #0701-23, DORY PULLANO, 5737 DALTON DRIVE, FARMINGTON, NEW YORK 14425:

The applicant is requesting an area variance to the provisions contained within Chapter 165, Schedule 1, Attachment 1, of the Farmington Town Code. The applicant wishes to erect an 8-foot-wide x 22-foot-long deck to be attached to the front of a residence, with a proposed front setback of twenty-eight (28) feet. The Town Code requires a minimum front setback of thirty-five (35) feet. The property is zoned R-7.2 Planned Subdivision District.

5. BOARD DELIBERATIONS AND DECISIONS:

ZB #0301-23	Area Variance	Fowler Family Trust
ZB #0701-23	Area Variance	Dory Pullano

6. OTHER BOARD MATTERS:
7. PUBLIC COMMENTS—OPEN FORUM DISCUSSION
8. DIRECTOR OF DEVELOPMENT UPDATE
9. ZONING / CODE ENFORCEMENT OFFICER UPDATE
 - a. Open Clerk of the Board Position.

10. NEXT MEETING DATE: August 28, 2023

11. ADJOURNMENT

TOWN OF
FARMINGTON



*Zoning Board of Appeals Meeting Agenda
August 28, 2023 Meeting
7:00pm*

THIS MEETING WILL BE HELD IN THE MAIN MEETING ROOM, AT THE TOWN HALL, 1000 COUNTY ROAD 8, FARMINGTON, NEW YORK 14425. THOSE NOT WISHING TO ATTEND MAY PARTICIPATE VIRTUALLY IN THE MEETING BEING CONDUCTED SIMULTANEOUSLY AT THAT TIME ON-LINE, OR OVER THE PHONE.

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1. Open Meeting, Identify Rules of Procedure, Emergency Evacuation Procedures, Introductions of Board Members & Staff —Chairperson Yourch.
2. Approval of Meeting Minutes—July 24, 2023 Meeting.
3. Attest to publishing legal notice – None -- Chairperson Yourch.

4. CONTINUED PUBLIC HEARING (1): The following application has a continued public hearing scheduled for this meeting.

**ZB #0301-23, FOWLER FAMILY TRUST, 6176 HUNTERS DRIVE,
FARMINGTON, NEW YORK 14425:**

The applicant is requesting an Area Variance to the provisions contained in Chapter 165, Attachment 1, Schedule 1 of the Farmington Town Code. The applicant wishes to create a third lot that would have a minimum lot width of thirty (30) feet. The Town Code requires a minimum lot width of one hundred and twenty-five (125) feet. The proposed lot would be parts of a proposed re-subdivision of the Lot No. R 5-A with tax ID # 29.13-1-5.100, and Lot No. R-5-B with tax ID # 29.13-1-5.200 of the Pheasants Crossing Subdivision. These three (3) proposed lots would be located along the west side of Pheasants Crossing and within the Pheasants Crossing Subdivision Tract. All lots are zoned RS-25 Residential Suburban.

5. BOARD DELIBERATIONS AND DECISIONS:

ZB #0301-23

Area Variance

Fowler Family Trust

6. OTHER BOARD MATTERS:
7. PUBLIC COMMENTS—OPEN FORUM DISCUSSION
8. DIRECTOR OF DEVELOPMENT UPDATE
9. ZONING / CODE ENFORCEMENT OFFICER UPDATE
 - a. Open Clerk of the Board Position.
10. NEXT MEETING DATE: September 25, 2023
11. ADJOURNMENT

TOWN OF
FARMINGTON



*Zoning Board of Appeals Meeting Agenda
November 27, 2023 Meeting
7:00pm*

THIS MEETING WILL BE HELD IN THE MAIN MEETING ROOM, AT THE TOWN HALL, 1000 COUNTY ROAD 8, FARMINGTON, NEW YORK 14425. THOSE NOT WISHING TO ATTEND MAY PARTICIPATE VIRTUALLY IN THE MEETING BEING CONDUCTED SIMULTANEOUSLY AT THAT TIME ON-LINE, OR OVER THE PHONE.

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1. Open Meeting, Identify Rules of Procedure, Emergency Evacuation Procedures, Introductions of Board Members & Staff —Chairperson Yourch.
2. Approval of Meeting Minutes—August 28, 2023 Meeting.

3. Attest to publishing legal notice – There was a legal notice published on November 19, 2023 for tonight’s agenda: ZB #1101-23 David Lowry -- Chairperson Yourch.
4. CONTINUED PUBLIC HEARING (1): The following application has a continued public hearing scheduled for this meeting.

ZB #0301-23, FOWLER FAMILY TRUST, 6176 HUNTERS DRIVE, FARMINGTON, NEW YORK 14425:

The applicant is requesting an Area Variance to the provisions contained in Chapter 165, Attachment 1, Schedule 1 of the Farmington Town Code. The applicant wishes to create a third lot that would have a minimum lot width of thirty (30) feet. The Town Code requires a minimum lot width of one hundred and twenty-five (125) feet. The proposed lot would be parts of a proposed re-subdivision of the Lot No. R 5-A with tax ID # 29.13-1-5.100, and Lot No. R-5-B with tax ID # 29.13-1-5.200 of the Pheasants Crossing Subdivision. These three (3) proposed lots would be located along the west side of Pheasants Crossing and within the Pheasants Crossing Subdivision Tract. All lots are zoned RS-25 Residential Suburban.

5. PUBLIC HEARING (1): The following applications have a public hearing scheduled for this meeting.

ZB #1101-23, DAVID LOWRY, 230 ELLSWORTH ROAD, PALMYRA, NEW YORK 14522:

The applicant is requesting an area variance to the provisions contained within Chapter 165, Article V, Section 58A, of the Farmington Town Code. The applicant wishes to erect a 12-foot-wide x 34-foot-long open lean-to to be attached to the existing pole barn located in the front yard portion of the lot. The Town Code requires all accessory structures in any zoning district to be located in the rear yard portion of a lot having a principal structure. The property is zoned A-80 Agricultural District and is located at 230 Ellsworth Road, in the Town of Farmington.

6. BOARD DELIBERATIONS AND DECISIONS:

ZB #0301-23	Area Variance	Fowler Family Trust
ZB #1101-23	Area Variance	David Lowry

7. OTHER BOARD MATTERS:
8. PUBLIC COMMENTS—OPEN FORUM DISCUSSION
9. DIRECTOR OF DEVELOPMENT UPDATE
10. ZONING / CODE ENFORCEMENT OFFICER UPDATE

a. Open Clerk of the Board Position.

11. NEXT MEETING DATE: December 18, 2023

12. ADJOURNMENT

TOWN OF
FARMINGTON



*Zoning Board of Appeals Meeting Agenda
December 18, 2023 Meeting
7:00pm*

THIS MEETING WILL BE HELD IN THE MAIN MEETING ROOM, AT THE TOWN HALL, 1000 COUNTY ROAD 8, FARMINGTON, NEW YORK 14425. THOSE NOT WISHING TO ATTEND MAY PARTICIPATE VIRTUALLY IN THE MEETING BEING CONDUCTED SIMULTANEOUSLY AT THAT TIME ON-LINE, OR OVER THE PHONE.

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1. Open Meeting, Identify Rules of Procedure, Emergency Evacuation Procedures, Introductions of Board Members & Staff —Chairperson Yourch.
2. Approval of Meeting Minutes—November 27, 2023, Meeting.

3. Attest to publishing legal notice – There was a legal notice published on December 10, 2023, for tonight’s agenda: ZB #1201-23 Robert Clark -- Chairperson Yurch.
4. PUBLIC HEARING (1): The following application has a public hearing scheduled for this meeting.

ZB #1201-23, ROBERT CLARK, 13 HOLLISTER STREET, DUNDEE, NEW YORK 14837:

The applicant is requesting an area variance to the provisions contained within Chapter 165, Schedule 1, Attachment 1, of the Farmington Town Code. The applicant wishes to erect an 8-foot-wide x 10-foot-long porch/deck to be attached to the front of a residence, with a proposed front setback of thirty (30) feet. The Town Code requires a minimum front setback of forty (40) feet. The property is located at 1739 Beechwood Drive and is zoned R-1-10 Residential Single Family.

5. BOARD DELIBERATIONS AND DECISIONS:

ZB #1201-23

Area Variance

Robert Clark

6. OTHER BOARD MATTERS:
7. PUBLIC COMMENTS—OPEN FORUM DISCUSSION
8. DIRECTOR OF DEVELOPMENT UPDATE
9. ZONING / CODE ENFORCEMENT OFFICER UPDATE
 - a. Open Clerk of the Board Position.

10. NEXT MEETING DATE: January 22, 2024

11. ADJOURNMENT