



Village of Cayuga Heights

MARCHAM HALL
836 HANSHAW ROAD
ITHACA, NEW YORK 14850

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Kate Supron, Mayor
Mary E Mills, Clerk
Angela M Podufalski, Deputy Clerk
Joan M Mangione, Treasurer
Brent A Cross, Engineer

ZONING OFFICER'S REPORT

DATE: December 24, 2013

TO: ZONING BOARD OF APPEALS

FROM: Brent A. Cross, Zoning Officer

RE: 511 Kline Road

REPORT: A zoning permit application for a new 6' high wood fence at the above referenced address has been denied. The fence is to be located at approximately 1.5' to the front property line, which is less than the 25' setback as required by Section 6 of the Village of Cayuga Heights Zoning Ordinance. The owner is seeking a variance to allow the fence to be installed as proposed.

Therefore, a public hearing has been scheduled for 7:00 pm on January 6, 2014 at Marcham Hall, 836 Hanshaw Road, to consider an area variance for the non-compliance. The following is a list of property owners within 200' of the applicant's property that will receive a copy of this report by mail:

12-4-10.2: Brooks, 9 Parkway Place
12-6-1: Nee, 2 Parkway Place
13-3-5: Cordes, 404 Highland Road
14-2-1: Morley, 325 Highland Road
14-2-17: TTL Associates, 319 Highland Road
14-2-18: Storandt, 323 Highland Road
15-6-1.2: Indelicato, 316 Highland Road
15-6-2: Mergold & Karash, 511 Kline Road
15-6-3: Nesbitt, 322 Highland Road
15-6-4: Acacia Fraternity, 318 Highland Road

File: ZR010614mergold

STREET LINE

KLINE ROAD

PRESENT CENTERLINE

180.6' ALONG STREET LINE

CHORD = N 88°15'04" W 180.6'

24.3'±

STREET LINE
STONE MONUMENT FOUND

14.7'± GRAVEL DRIVE
25'-0"

17.2'±

GARAGE

HOUSE NO. 51

DECK

N 09°30'05" E 38.30'

N 13°00'14" W 8.70'

APPROX. CENTERLINE SMALL CREEK

PROPOSED FENCE

23.9'±

PIPE FOUND (63.60' TO INT. STREET)

OLD CONC. RETAIL WALL LEANS WES
POINT AT BEND IN CONC. WALL
PIPE FOUND AT BASE WALL

NESBIT 2502

N 08°59'32" E 71.40'

15'-0"

(85)

PIPE FOUND 1.5' WLY OF CORNER

179.58'

S 82°23'48" E

15'-0"

NAIL FOUND IN TREE STUMP @ CORNER

(R.O.)

ACACIA FRATERNITY (R.O.)
235/309

S 07°41'45" W 99.38'

FENCE

FENCE

SETBACK LINE

SETBACK LINE

SETBACK LINE

SETBACK LINE