



Village of Cayuga Heights

MARCHAM HALL
836 HANSHAW ROAD
ITHACA, N.Y. 14850

Telephone
607-257-1238

Office Hours
9 A.M. - 4 P.M.

NOTICE OF DENIED APPLICATION

DATE: JULY 5, 2023

TO: COLLEEN COLBERT

FROM: Brent Cross, Zoning Officer

PROJECT: NEW 6' WOOD FENCE

ADDRESS: 203 CAYUGA HEIGHTS RD TAX PARCEL NO.: 13-2-8.2

The application for a Zoning Permit for the above referenced project has been denied. According to the documents provided, the proposed project will not comply with the following section(s) of the Village of Cayuga Heights Zoning Ordinance:

- 1. DISTRICT (LOCATION) _____ RESIDENCE
- 2. ALLOWABLE USE IN RESIDENTIAL DISTRICT _____ SINGLE FAMILY
- 3. ALLOWABLE USE IN MULTIPLE HOUSING DISTRICT _____ NA
- 4. ALLOWABLE USE IN COMMERCIAL DISTRICT _____ NA
- 5. HEIGHT OF BUILDINGS _____ EXIST
- * 6. YARD REQUIREMENTS _____ 0' SIDE YARD SETBACK (FENCE)
- 7. BUILDING COVERAGE _____ EXIST
- 8. PORCHES, DECKS AND CARPORTS _____ EXIST
- 9. FENCES AND WALLS _____ 6' HIGH SOLID WOOD
- 10. BUILDING FLOOR AREA _____ EXIST
- 11. OTHER _____ NA

If you wish to appeal this decision, or want to seek a variance to allow the proposed project as submitted in the application, you may request such appeal/variance be considered by the Zoning Board of Appeals (ZBA).

REQUEST FOR APPEAL/VARIANCE

I, Colleen Colbert (owner or agent), hereby request the ZBA to consider the application as denied above.

Signed by: Colleen Colbert date: 7/5/23 fee: \$100 receipt no. 589981

Village of Cayuga Heights
Zoning Board of Appeals
Application Form

ZBA Application Fee: \$100

Check All That Apply:

Area Variance

Use Variance

Interpretation Request

For Office Use Only

Date Received _____

Cash or Check _____

Zoning District _____

Applicable Section(s) of Village Code:

Property address: 203 CAYUGA HEIGHTS RD Tax parcel: 13-2-8.2

Zoning Officer's determination: FENCE TO BE LOCATED AT 0' SETBACK
PROM SIDE PROPERTY LINE

Requested variance or interpretation: _____

Reason(s) that the requested variance or interpretation should be granted:

- See attached page for the criteria that the ZBA must use.
- Use additional sheets if necessary.

see attached

Please attach any additional information that will help the ZBA to evaluate your appeal, such as a narrative, survey map, photos, building plans, etc.

By filing this application, you grant permission for Village of Cayuga Heights ZBA Members and Village Staff to enter your property for inspections related to your appeal.

Owner/Applicant: Colleen Colbert

Signature: Colleen Colbert Date: 7/15/23

Phone number(s): _____

Email address: _____

Brent Cross

From: dr.ccolbert@gmail.com
Sent: Thursday, March 2, 2023 2:53 PM
To: Brent Cross
Subject: My explanation

I have discussed installing a privacy fence with landscape architects, and for a specialist in order to protect the beauty of the small forest area, which includes the tallest red pine in the county, along with other beautiful pine trees. this area adjoins my neighbors property and unfortunately the section of their property where there is digging going on, a wood pile and what seems to be projects that have not been completed as well as a view of their cars. this area is completely out of view from their house as I have pointed out to them so they are not concerned with the visual, ~~aposthetic~~ *aesthetic* disruption that it causes for my property. I have approached these neighbors regarding the fence which they do not have an interest in sharing the cost of, I have communicated that I will then cover the cost of materials and construction. This solution will allow them to keep their project and car area as it is and it would allow the respective ~~my~~ *of* property having its aesthetic continuity regarding the small but beautiful area of forest and awe-inspiring trees that are there. This would in effect function as a privacy fence and would operate for each neighbor to have their needs maintained -mine for aesthetics and nature, preservation and theirs for work function sincerely dr. Colleen Colbert.

Sent from my iPhone

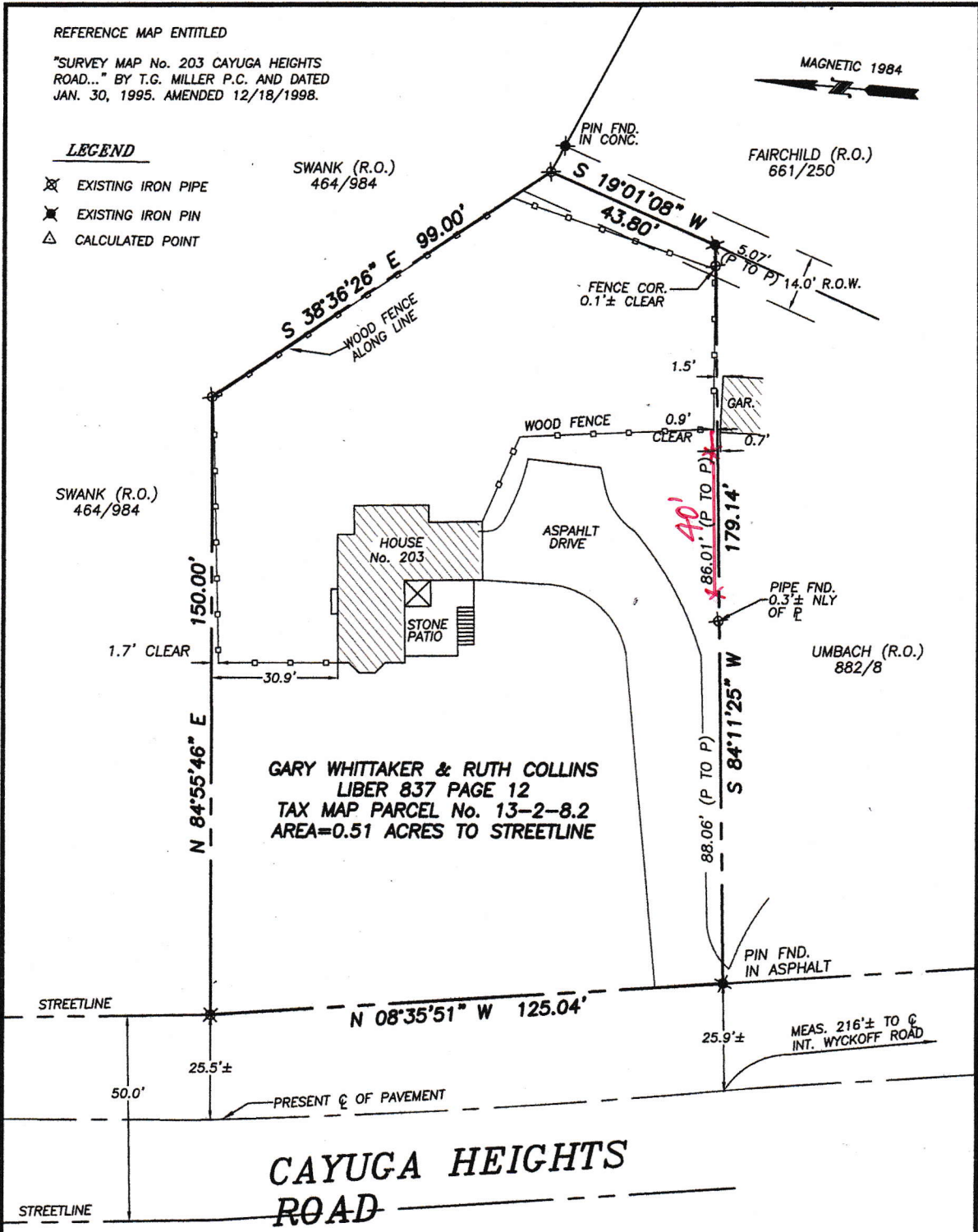
REFERENCE MAP ENTITLED

"SURVEY MAP No. 203 CAYUGA HEIGHTS ROAD..." BY T.G. MILLER P.C. AND DATED JAN. 30, 1995. AMENDED 12/18/1998.

MAGNETIC 1984

LEGEND

- ⊗ EXISTING IRON PIPE
- ✕ EXISTING IRON PIN
- △ CALCULATED POINT



CERTIFICATION
 EVERBANK
 RAFAEL PASS
 SASHA DEVORE
 THALER & THALER
 STEWART TITLE INSURANCE CORP.
 I hereby certify to that I am a licensed land surveyor, New York State License No. 050096, and that this map correctly delineates an actual survey on the ground made by me or under my direct supervision; and that I found no visible encroachments either way across property lines except as shown hereon.
 SIGNED: *Lee Dresser* DATED: 4/12/2011

WARNING
 ALTERATION OF THIS MAP NOT CONFORMING TO SECTION 7009, SUBDIVISION 2, NEW YORK STATE EDUCATION LAW, ARE PROHIBITED BY LAW. ALL CERTIFICATIONS HEREON ARE VALID FOR THIS MAP AND COPIES THEREOF ONLY IF SAID MAP OR COPIES BEAR THE IMPRESSION SEAL OF THE LICENSED LAND SURVEYOR WHOSE SIGNATURE APPEARS HEREON.

T. G. MILLER P.C.
 ENGINEERS AND SURVEYORS
 203 NORTH AURORA STREET
 ITHACA, NEW YORK 14850
 TEL. (607) 272-6477

TITLE:
SURVEY MAP
No. 203 CAYUGA HEIGHTS ROAD
 VILLAGE OF CAYUGA HEIGHTS, TOMPKINS COUNTY, NEW YORK



DATE: 4/12/2011

SCALE: 1" = 30'

S11179







Proposal

Stephen Seaman Jr.
Deven M Seaman

D.S. Landscaping
31 Warren St.
Homer NY 13077
(607) 591-3065

PROPOSAL SUBMITTED TO: Colleen Colbert	JOB NAME Fence	JOB #
ADDRESS 203 Cayuga Heights Rd Ithaca NY 14850	JOB LOCATION 203 Cayuga Heights Rd	DATE OF PLANS
PHONE # (914) 671-2750	DATE July 5, 2023	ARCHITECT

We hereby submit specifications and estimates for:

- fence post will be 4"x4"x10' pressure treated lumber
- fence post will be approximately 4' in the ground with 80 lbs. of concrete
- fence panels are 6'x8'
- small box of 4" deck screws

Home owner is purchasing materials

We propose hereby to furnish material and labor - complete in accordance with the above specifications for the sum of:

\$ _____ Dollars

with payments to be made as follows: _____

Any alteration or deviation from above specifications involving extra costs will be executed only upon written order, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control.

Respectfully submitted

Stephen Seaman Jr.

Note - this proposal may be withdrawn by us if not accepted within _____ days.

Acceptance of Proposal

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made as outlined above.

Signature *Colleen Colbert*

Date of Acceptance *7/5/23*

Signature *[Signature]*