

Agenda  
Town of Hamburg  
Board of Zoning Appeals  
Meeting – January 2, 2024

The Town of Hamburg Board of Zoning Appeals will meet on Tuesday, January 2, 2024 at 7:00 P.M. in Room 7B of Hamburg Town Hall. The Board will consider the following applications:

1. Tabled Application #5965 DATO Development, LLC – Requesting six (6) area variances for a proposed residential project to be located on vacant land west of Briercliff Drive SBL 169.20-1-39 (Zoned PUD)
2. Tabled Application #5966 Hamburg Retail, LLC – Requesting a use variance to allow a nine-unit townhouse building at 4100 St. Francis Drive (Zoned WC)
3. Tabled Application #5967 3800 Hoover Road – Requesting a use variance to allow a seven (7) unit townhouse building at 3800 Hoover Road (Zoned WC)
4. Application #6016 Briarwood Village Inc. – Requesting five (5) area variances for townhouses at Briercliff Drive (Zoned PUD)

Violates: 280-289 E. Special Regulations for townhouses  
Code: 2,000 Sq ft lot  
Actual: Various lot sizes with the smallest lot being 1,334 sq ft  
Variance: 666 sq ft

Violates: 280-289 F. (1) Special Regulations for townhouses  
Code: 35' front yard setback  
Actual: 1' front yard setback  
Variance: 34'

Violates: 280-289 F. (2) Special Regulations for townhouses  
Code: 10' from an interior side line  
Actual: 1' from an interior side line  
Variance: 9'

Violates: 280-289 F. (2) Special Regulations for townhouses  
Code: 35' side yard setback from a private street  
Actual: 15' side yard setback from a private street

Variance: 20'

Violates: 280-289 I. Parking  
Code: 2 off-street parking spaces per unit total of 114  
Actual: 91 parking spaces  
Variance: 23 parking spaces

Brad Rybczynski, Chairman  
Nicole Falkiewicz, Secretary  
Board of Zoning Appeals  
Dated: December 14, 2023