NOTICE OF PUBLIC HEARING

Notice is hereby given that the Zoning Board of Appeals of the Town of Evans will meet at the Evans Town Hall, 8787 Erie Road, Angola, NY 14006 on October 8th at 6:00 P.M. The purpose of this meeting is to conduct a Public Hearing on the following appeals pursuant to Article IX of the Zoning Law of the Town, and hear all persons in favor of, or opposed to, the relief requested in said appeal:

1. Erie Road Acquisitions Holding LLC of 26 Mississippi Street, Buffalo, NY 14203, is requesting approval to merge three preexisting nonconforming lots located at 7008 Erie Road, Derby, NY 14047, identified as SBL Nos. 206.00-3-39.2 and 206.00-3-21.14, and thereafter subdivide the merged parcel to create two lots, in violation of the Town of Evans Zoning Law. Specifically, proposed Lot 1, with lot width of 82.73 feet, does not meet the 100-foot minimum lot width required for a lot abutting a dedicated street under § 200-21(C)(1). Proposed Lot 2, with lot width of 20.74, does not meet the 150-foot minimum lot width required for each group development or separate structure not part of a group development under § 200-14(C)(1)(b)[2].
2. Jason Markel of 7411 Derby Rd, Derby, NY 14047, is requesting to construct an accessory structure in violation of the Town of Evans Zoning Law Section 200-17(A)(4)(a), which requires accessory structures must be located on the same lot as the primary dwelling shall not exceed more than 900 square feet; if any lot exceeds 2.5 acres, the limit shall increase to 1,200 square feet in floor area; wherein applicant is requesting 1728 square feet.
3. Donald Ruppert of 8422 Versailles Rd, Angola, NY 14006, is requesting to construct a carport off existing pole barn in violation of the Town of Evans Zoning Law Section 200-8.2(C)(8)(b)[3], which requires accessory structure not to exceed 1200 square feet in size, wherein applicant is requesting to add additional footage totaling 1392 square feet.
4. John Golebiewski of 495 Peters Rd, Angola, NY 14006, is requesting to construct a carport off existing garage in violation of the Town of Evans Zoning Law Section 200-10(C)(2)(a)[2], requiring accessory structures not to exceed 5 feet from lot line, wherein applicant is requesting +/- 3 feet from lot line.
5. Joe Colern of 221 Chairfactory Rd, Elma, NY 14059, is requesting to extend their variance for 389 Eisenhower Ave, Angola, NY 14006 that was approved on 4/6/2026 to construct a single-family home in violation of the Town of Evans Zoning Law Section 200-12(C)(1)(f)(3) minimum rear yard 30 feet, wherein applicant will have +/- 25ft .

And any other business that may presently be before the board.

John Flading
Town of Evans Code Enforcement Officer