
MINUTES

CALL TO ORDER- The BZA meeting was called to order by Richard Hannon at 7:01 p.m

ROLL CALL / QUORUM ANNOUNCEMENT- In attendance were Mike Suozzo, Richard Hannon, Frank Campana and Sean Desuzo. Richard Hannon noted there was a quorum present.

BUSINESS

1. Public Hearing - 211 Plaza Dr. - Variance Request - Case # VR-2022-1

This request is for a variance from the Unified Development Ordinance - Article 5, Table 5-2, requiring a ten foot (10') side setback when B-3 abuts a residential district. The request is to reduce this side setback to six feet (6') to match the existing structure on the site. Application submitted by Keegan Amos, acting as agent for the property owner, 555 Main Street Property LLC.

The public hearing was open at 7:03 pm.

Keegan Amos- Project Architect, stated that the building is six feet from the property line next to a residential neighborhood. He also stated that they are adding onto the building and would like to maintain that property line.

The public hearing was closed at 7:04 pm.

The question was asked as to why the current setback was not 10 feet. It was explained that the building was built many years ago, and setbacks were not in place. At the time the building was built, there were no requirements for a 10-foot setback.

It was stated that fencing will help with screening and act as a barrier, as well as landscaping.

Board member Frank Campana asked if there would be any hazardous waste and odors.

Doug Kenney- Owner, stated that there will not be any hazardous waste. There will be landscaping on the North and the fence will go all around. Overgrown vegetation will be cleaned up as well. The property will be all enclosed and will have proper ventilation to prevent any gases or odors. There will be no smell or odor due to the heating process. Further changes that will be made include the garage on the North side will be taken out and windows will be added. They also plan to make the existing chain link fence into a wood fence.

There was a vote that took place on the variance, and each condition. All members voted yes to all conditions. The variance request has been approved.

ADJOURNMENT- Meeting was adjourned by acclimation at 7:17 pm.

For information on how to view prior meetings, please visit our website at <https://www.lansingks.org>. If you require any special assistance, please notify the Community and Economic Development Director prior to the meeting.

Respectfully submitted,

Melissa Baker, Secretary

Reviewed by,

Matthew R. Schmitz, Community and Economic Development Director