



**TOWN OF HENRIETTA  
APPLICATION TO THE ZONING BOARD OF APPEALS  
FOR AN AREA VARIANCE**

Appeal No. ZBA-2024-017

Date 3/22/24

I (we) PAMELA SNIDERS of 416 WILDBRICK RD  
Name of Applicant / Business Business (Number & Street)

ROCHESTER NY 14623 hereby appeal to the Zoning Board of Appeals from the decision  
Town/State, Zip

of the Building Inspector, whereby the Building Inspector did  deny  grant a permit relating to the below property.

<u>416 WILDBRICK ROAD</u> <small>No. &amp; Street</small>	<u>ROCHESTER</u> <small>City</small>	<u>NY</u> <small>State</small>	<u>14623</u> <small>Zip Code</small>
<u>162.13-1-32</u> <small>Tax Map No.</small>	<u>R-1-15</u> <small>Zoning District</small>		

PROVISION(S) OF THE ZONING ORDINANCE APPEALED, (Indicate the article, section and paragraph of the Zoning Ordinance being appealed) 295-7A(5)  
Number Only (Do not quote the ordinance)

Description of Proposal: MODIFY EXISTING 12' X 24' GARAGE TO LIVING SPACE.  
REPLACE GARAGE DOOR WITH 3' DOOR + 3' WINDOW

Applicant should answer all statements regarding this application on page 2. Incomplete applications shall not be acted upon.

Received by: CCM Agent / Application: PAMELA SNIDERS  
 Reviewed by: CCM HOW Address: 416 WILDBRICK ROAD  
 Date of Meeting: 5/1/24

Phone #: [REDACTED]  
 Email: [REDACTED]  
 Signature: PAMELA SNIDERS  
NOTE: If signature is other than owner, written authorization from owner must accompany application

**APPLICANT OR REPRESENTATIVE MUST BE PRESENT AT THE MEETING  
PLEASE PRINT ALL INFORMATION**

- 1) Whether an undesirable change will be produced in the character of the neighborhood or a detriment to nearby properties will be created by the granting of the area variance.

REPLACING 9' W X 7' TALL EXISTING 1960 GARAGE DOOR WITH 3' W TALL + 3' W WINDOW

- 2) Whether the benefit sought by the applicant can be achieved by some method, feasible for the applicant to pursue other than an area variance.

APPLICANT WANTS TO PROCEED WITH PROJECT WITH TOWN'S APPROVAL

- 3) Whether the requested area variance is substantial.

NEGATIVE

- 4) Whether the proposed variance will have an adverse effect or impact on the physical or environmental conditions in the neighborhood or district.

ACTUALLY, IT IS IN OUR JUDGEMENT; AN IMPROVEMENT IN CURB APPEAL.

- 5) Whether the alleged difficulty was self-created, which consideration shall be relevant to the decision of the board of appeals, but shall not necessarily preclude the granting of the area variance.

BASED ON OUR NEEDS, THIS IS NOT SELF-CREATED, BUT PART OF OUR HOME IMPROVEMENT.

**Statement of Applicant and Owner with Respect to Reimbursement  
of Professional and Consulting Fees**

In conjunction with an application made to the Town of Henrietta, the undersigned states, represents and warrants the following:

- 1) I/We am/are the applicant and owner with respect to an application to the Town of Henrietta.
- 2) I/We have been advised of, are aware of and agree to comply with the obligation to reimburse the Town of Henrietta for any and all professional and consulting fees incurred by the Town in conjunction with this and any other applications by me/us, including but not limited to engineering and/or legal fees, all as more fully set forth in the Henrietta Town Code.
- 3) I/We have been provided with, or have otherwise reviewed the Henrietta Town Code provisions related to the obligation to reimburse the Town with respect to professional and consulting fees, and agree to comply with the same.
- 4) I/We understand that this obligation shall not be dependent upon the approval or success of the application.
- 5) I/We further agree that in the event the Town of Henrietta is required to refer for collection an outstanding debt for such professional and/or consulting fees due to the Town of Henrietta, I/we shall be obligated to pay the reasonable attorney's fees incurred as a result of the Town's efforts to collect such fees. Reasonable attorney's fees shall also include any and all disbursements that may result from the commencement of litigation.
- 6) Each party to the application, including the applicant and the owner, shall be jointly and severally liable for all consulting and professional fees and expenses incurred in conjunction with the application.

Applicant: PAMELA SNIDERS

By: \_\_\_\_\_

Title: \_\_\_\_\_

Dated: 3/22/24

Signed: Pamela Sniders

Owner: PAMELA SNIDERS

By: \_\_\_\_\_

Title: \_\_\_\_\_

Dated: 3/22/24

Signed: Pamela Sniders

## APPLICATION FOR ZONING BOARD OF APPEALS

### Legal Notice to Read

Application  Of

requesting a variance for a

whereas

is allowed by code on property located at

### Application Information

Meeting Date

Received By

Date Received

Fee Amoun Paid

Check #

To  
KITCHEN

18" W STRIP

← 12' →

HEAT/AIR  
UNIT

← 24' →

24" TH PLATE

GARAGE

EXISTING  
WOOD

1" = 3'

MELA SYKES-SWIDERS  
16 WILDBLAIN RD  
CITESTEN NY 14623  
85-236-5393

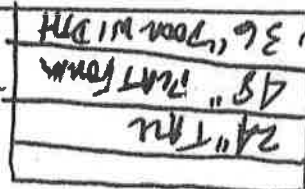
Clothes Room

7' H x 9' W GARAGE DOOR  
WITH ZKD HEADER

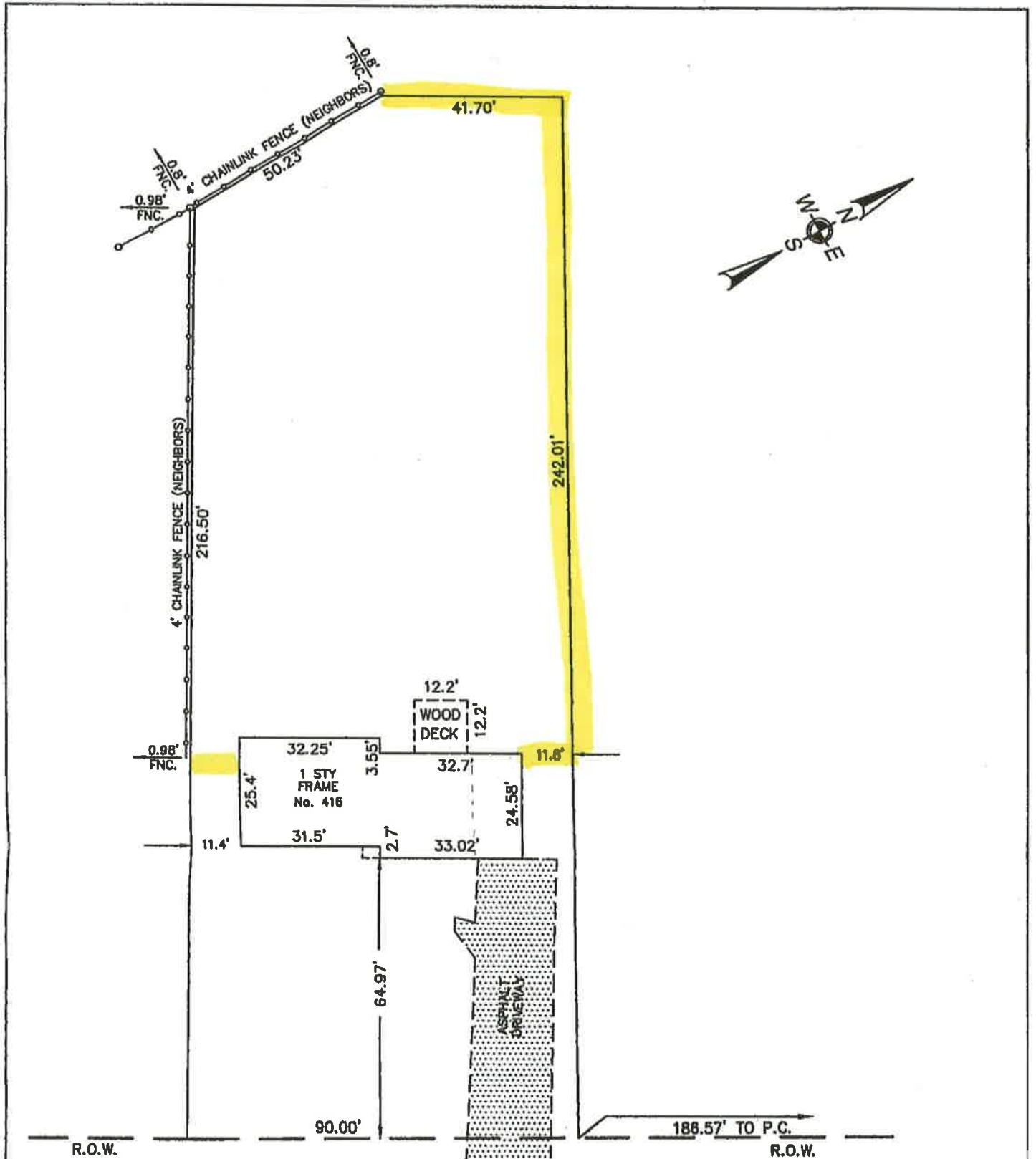
REMOVING

NEW HEADER TO BE INSTALLED ABOVE EXISTING PRIOR TO EXISTING REMOVAL.

36" WIDE DOOR TO BE INSTALLED



T. H. T. Rd



## WILDBRIAR ROAD

**REFERENCES:**

(50' ROW)

1. ABSTRACT PROVIDED BY STEWART TITLE INSURANCE COMPANY  
ABSTRACT No. 181778, DATED MAY 22, 2015
2. DEED; LIBER 1066B, PAGE 303
3. WEDGEWOOD PARK SUB. SECT. 1, L-151 OF MAPS P-66

**CERTIFICATION:**

I, ROBERT S. BANNERMAN, HEREBY CERTIFY TO; PAMELA J. SMIDERS, MICHAEL SANTARIELLO, ESQ., PREMIUM MORTGAGE CORP., ITS SUCCESSORS AND/OR ASSIGNS; PHETERSON, SPATORICO, LLP, THE TITLE INSURANCE COMPANY INSURING THE MORTGAGE, THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT, THAT THIS MAP WAS PREPARED FROM NOTES OF AN INSTRUMENT SURVEY COMPLETED UNDER MY DIRECTION ON 08/08/08. THIS PROPERTY WAS FIELD INSPECTED ON 06/17/2015 WITH NO CHANGES FOUND.

*Robert S. Bannerman* 6-18-15  
 ROBERT S. BANNERMAN L.S. 050507 DATE REVISED 06/18/2015



<p><b>TITLE:</b></p> <h3 style="text-align: center;">INSTRUMENT SURVEY MAP</h3>	<p><b>Robert S. Bannerman, L.S.</b>  <b>Survey &amp; Mapping</b></p> <p>187 WIDGER ROAD, SPENCERPORT, NEW YORK        14558-8744        (585)293-2988        RBANNERMAN@ROCHESTER.RR.COM</p>	<p><b>PROJECT SURVEYOR:</b> R.S.B.</p> <p><b>DRAFTED BY:</b> R.S.B.</p> <p><b>CHECKED BY:</b> R.J.P.</p> <p><b>SCALE:</b> 1" = 30'</p> <p><b>DATE:</b> 08/11/08</p>
<p><b>PROJECT:</b></p> <p>416 WILDBRIAR ROAD        LOT 552, WEDGEWOOD PARK SUB. SECT 1        TOWN OF HENRIETTA,        COUNTY OF MONROE, STATE OF NEW YORK</p>	<p>UNAUTHORIZED ALTERATIONS OR ADDITIONS TO A SURVEY MAP BEARING THE SEAL OF A LICENSED LAND SURVEYOR IS A VIOLATION OF ARTICLE 145, SECTION 7209, SUBDIVISION 2 OF THE NEW YORK STATE EDUCATION LAW</p>	