



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

Appeal No ZBA-2024-025

Date 3-27-2024

I (we) The Image Press/John P. Yard Jr. of 6333 Daedalus Rd
Name of Applicant / Business Business (Number & Street)

Cicero, NY 13039 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>300 Middle Road</u>	<u>Henrietta</u>	<u>NY</u>	<u>14467</u>
<small>Block & Lot</small>	<small>City</small>	<small>State</small>	<small>Zip Code</small>
<u>175.11-1-6</u>		<u>INDUSTRIAL</u>	
<small>Parcel ID</small>		<small>Zoning District</small>	

PROVISION(S) OF THE ZONING ORDINANCE APPEALED, (Indicate the article, section and paragraph of the Zoning Ordinance being appealed) 224-8B(1)
Number Only (Do not quote the ordinance)

Description of Proposal: _____

We are requesting a fourth wall/building sign. This is 57.4 square feet.

The sign is single sided and is 258.5"W x 32".

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

Received by: CCM Agent / Application: The Image Press/ John P. Yard Jr.

Reviewed by: CCM Howard Address: 6333 Daedalus Rd

Date of Meeting: MAY 1st, 2024 Cicero, NY 13039

Phone #: _____

Email: _____

Signature: John P. Yard Jr.
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

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 #



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

Appeal No ZBA-2024-026

Date 3-27-2024

I (we) The Image Press/John P. Yard Jr. of 6333 Daedalus Rd
Name of Applicant / Business Business (Number & Street)

Cicero, NY 13039 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>300 Middle Road</u> <small>No. & Street</small>	<u>Henrietta</u> <small>City</small>	<u>NY</u> <small>State</small>	<u>14467</u> <small>Zip Code</small>
<u>175.11-1-6</u> <small>Tax Map No.</small>	<u>INDUSTRIAL</u> <small>Zoning District</small>		

PROVISION(S) OF THE ZONING ORDINANCE APPEALED, (Indicate the article, section and paragraph of the Zoning Ordinance being appealed) 224-8B(1)
Number Only (Do not quote the ordinance)

Description of Proposal: The client would like to add a second pole sign to the property.

The sign is double sided and is 96"W x 48"H. This is 32 square feet.

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

Received by: CCM Agent / Application: The Image Press/ John P. Yard Jr.

Reviewed by: CCM How Address: 6333 Daedalus Rd

Date of Meeting: MAY 19, 2024 Cicero, NY 13039

Phone #: [REDACTED]

Email: [REDACTED]

Signature: [Handwritten Signature]
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

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	<input type="text" value="May 1st, 2024"/>
Received By	<input type="text" value="CCM"/>
Date Received	<input type="text" value="March 27th, 2024"/>
Fee Amoun Paid	<input type="text" value="\$"/>
Check #	<input type="text"/>

- 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.

The addition of these signs will not impact the character of the neighborhood in any way. These signs are already installed. The client never received a permit for these two signs.

- 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.

Unfortunately, these signs are already installed. This was done a few years ago and we did not discover this until we discussed phase one of this project. Phase one was to update the design on all the existing signs. The footprint is not changing, just the appearance. We learned that these two signs were never included in the original permit application.

- 3) Whether the requested area variance is substantial.

The area variance is not substantial and will not impact the environment negatively.

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

The proposed signs are currently in place and have no adverse effect on the environment. These are intended to assist with declaring the business space and assist clients with direction.

- 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.

Placement of these signs exceeds the number of signs permitted which is why a variance is needed. They have been in place for years. The client sees value in having them up and would like to have these approved and included in their sign package.

**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/Business Owner: The Image Press

By: John P Yard Jr.

Title: Project Manager

Dated: 3/13/24

Signed: 

Property Owner: Tracey Holdings LLC

By: Garold w Tracey

Title: CEO/Pres.

Dated: 3-19-24

Signed: 

March 20, 2024

To whom it may concern,

I give ImagePress, located at 6333 Daedalus Rd, Cicero, NY 13039, permission to represent myself and Tracey Road Equipment for the purpose of seeking variances for signage on our Henrietta property, on our behalf.

Katie Stephens

Tracey Road Equipment, Inc.

A handwritten signature in black ink, appearing to read "Katie Stephens", written over a horizontal line.



FRONT SIDE:

TR
WELCOME

PARTS & SERVICE

SALES

CUSTOMER DROP-OFF

TRAILER PARKING

SHIPPING & RECEIVING

CUSTOMER PICKUP

RENTALS

UNDECKING AREA

BACK SIDE:

TR
TRACEY
ROAD

Thank you for your business!

Please come again.

FRONT SIDE:

TR WELCOME

PARTS & SERVICE
SALES
CUSTOMER DROP-OFF
TRAILER PARKING

SHIPPING & RECEIVING
CUSTOMER PICKUP
RENTALS
UNDECKING AREA

BACK SIDE:

TR TRACEY ROAD

**Thank you for your business!
Please come again.**

OVERALL DIMENSIONS: 96"W x 48"H

TRACEY ROAD | POST & PANEL SIGN (DOUBLE SIDED)

QUANTITY: 1

ORDER #: 216721

P.O. #:

PROOFED BY: NB

DATE: 12/12/2023

LEGEND:

— TRIM LINE

NOTES: DOUBLE SIDED DIFFERENT ART

MATERIALS: 3M IJ35 CG w/Lustre Lam Both Sides,
mounted to 6mm OMEGA

ARTWORK IS HIGH-RES &
HAS PASSED OUR INSPECTION



DIGITAL PROOF



OVERALL DIMENSIONS: 258.5"W x 31.75"H

TRACEY ROAD | BUILDING SIGN

QUANTITY: 1

ORDER #: 216721

P.O. #:

PROOFED BY: NB

DATE: 12/12/2023

LEGEND:

— TRIM LINE

NOTES: 2" RETAINER ON FRAME ALL SIDES

MATERIALS: FLEXIBLE MATERIAL TBD

**ARTWORK IS HIGH-RES &
HAS PASSED OUR INSPECTION**

Proposed Signage

1 Wayfinding Sign



Current Proposed

2 OEM Building Sign



Current Proposed

Existing Signage

3 Main Entrance



4 Pylon Sign



5 Shipping & Receiving



6 Shop Signage

