

ZONING BOARD OF APPEALS AGENDA

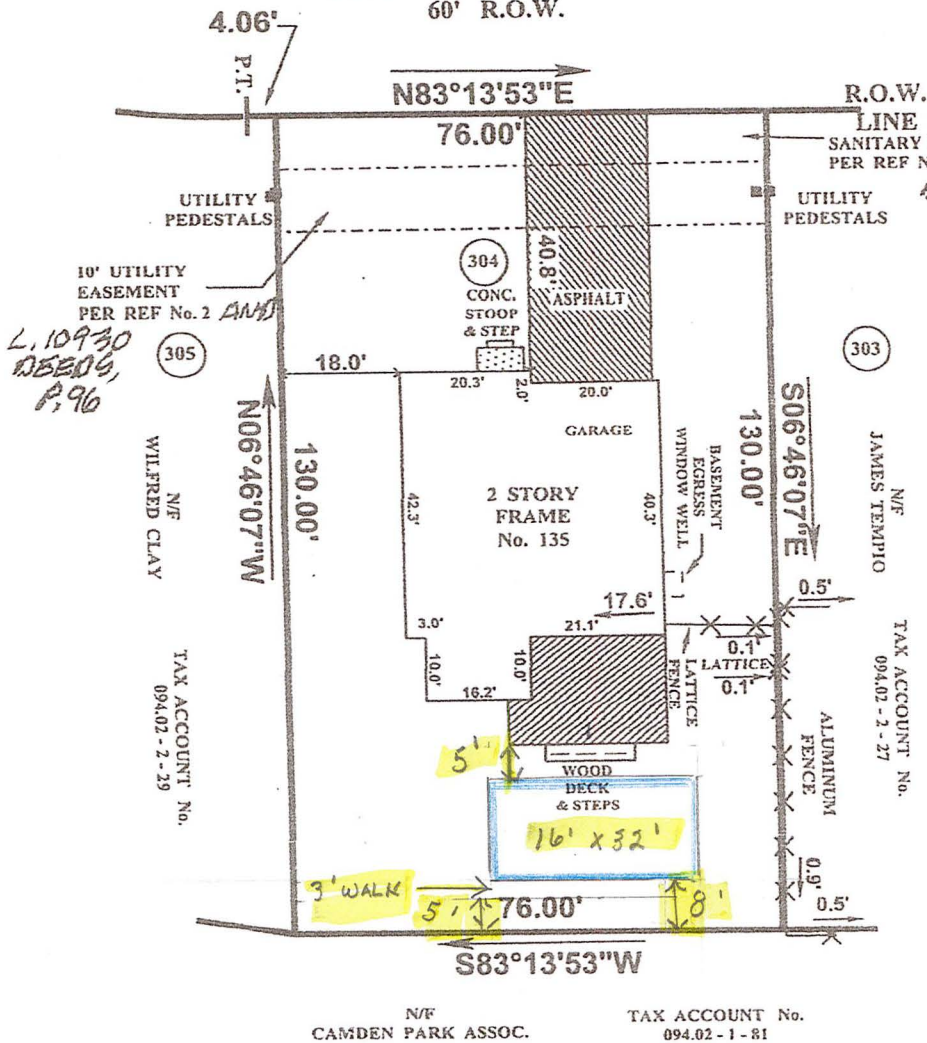
Public Hearing Application # 2

Application # 21Z-0033
Jon and Beth Russell
135 Tuscany Lane

See Pages to Follow



TUSCANY LANE
60' R.O.W.



REFERENCES

- 1. L. 11019 OF DEEDS, P. 48
- 2. L. 339 OF MAPS, P. 20
- 3. TAX ACCOUNT No. 094.02 - 2 - 28
- 4. FIRST AMERICAN TITLE INSURANCE COMPANY No. 419147, DATED JULY 12, 2018

GUARANTEES OR CERTIFICATIONS INDICATED HEREON SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED, AND ON HIS BEHALF TO THE TITLE, COMPANY, GOVERNMENTAL AGENCY AND LENDING INSTITUTION LISTED HEREON, AND TO THE ASSIGNEES OF THE LENDING INSTITUTION. GUARANTEES OR CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.

COPIES OF THIS SURVEY MAP NOT BEARING THE LAND SURVEYOR'S INKED SEAL OR EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A VALID TRUE COPY.

UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY MAP IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW.

I HEREBY CERTIFY TO THE PARTIES LISTED HEREON THAT THIS MAP WAS COMPLETED ON JULY 25, 2018 FROM NOTES OF AN INSTRUMENT SURVEY COMPLETED ON JULY 24, 2018 USING THE REFERENCE MATERIALS LISTED.

Bruce E. Fries



BRUCE E. FRIES N.Y.S.P.L.S. NO. 050263
4150 RIDGE CHAPEL ROAD, MARION, NEW YORK 14505

INSTRUMENT SURVEY MAP

135 TUSCANY LANE
BEING LOT 304 OF THE CAMDEN PARK SUBDIVISION, SECT. 3
TOWN OF PENFIELD

MONROE COUNTY

NEW YORK

SCALE 1" = 30'

BRUCE E. FRIES
PROFESSIONAL LAND SURVEYOR

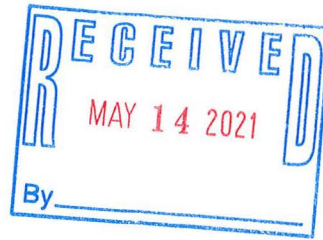
JULY 25, 2018

PHONE: 800-772-3734

4150 RIDGE CHAPEL ROAD ■ MARION, NEW YORK 14505

REVISED NOVEMBER 7, 2018
FAX: 800-772-7419





Jon and Elizabeth Russell
135 Tuscany Lane
Webster, NY 14580

585.455.9619
jb.russell@yahoo.com

5/13/2021
Town of Penfield
Zoning Board of Appeals

Dear Zoning Board,

We are requesting a variance on the rear setback on our property at 135 Tuscany Lane, in Camden Park to have an inground pool installed. We believe this pool will not create any undesirable change in the neighborhood, nor be a detriment to our neighbors¹.

The variance will allow us to build average sized pool for our family of five that will create many great memories for our children and will not cause any adverse physical or environmental conditions⁴. The size of the property and existing permanent structures that were built by the original owners⁵ create a small footprint for any pool to be constructed. Any reasonable change to size or shape will not relieve the need for a variance².

In conclusion, we believe that reducing the rear backyard variance is not a substantial request³. The property behind ours is vacant and seems to be unable to be developed. Please consider our request. Thank you.

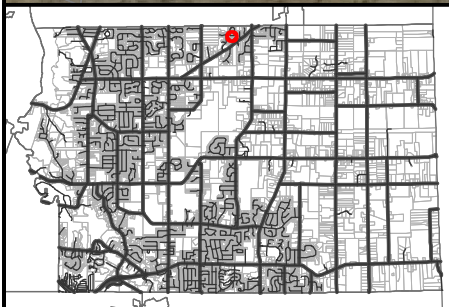
Sincerely,

Jon and Elizabeth Russell

Homeowners
135 Tuscany Lane

A red stamp that says "SCANNED" in a bold, sans-serif font. To the right of "SCANNED" is the word "FILE" in a larger, outlined, sans-serif font. A magnifying glass icon is positioned to the left of the word "SCANNED".

TUSCANY LANE



135 Tuscan Lane
Aerial Map



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