

**LEGAL NOTICE
ZONING BOARD OF APPEALS
TOWN OF CHAUTAUQUA**

PLEASE TAKE NOTICE, the Zoning Board of Appeals of the Town of Chautauqua, New York, will hold a public hearing on Tuesday March 18th, 2025, beginning at 3:30pm, in the Veteran's Memorial Room, located at 2 Academy Street, Mayville, New York 14757 for the following actions:

3:30pm: Case # 1 – appeal of Brian Blasiolo/Dennis Blasiolo for construction of a deck. The property is located at 4406 W. Lake Road (Willow Tree Point) and designated on the official Chautauqua County tax map as Section(s) 297.19 Block 1 Lot 32, The ZBA will be re-reviewing the request for construction of a deck within a PUD. This case was previously heard and denied on September 17th, 2024, until the Homeowners Association approve the deck. A Letter from the Homeowners Association details the approval for the deck received on February 25th 2025 and as such this case is being revisited with that documentation. Variances needed for lot width, lot coverage, side yard setback distance, rear yard setback distance. Town code 143-13 A+ C +D and 143-14 B.

3:40pm: Case # 2 - To act on the appeal of 1200 Group, LLC c/o Ellicott Development Company for establishment of a Planned Unit Development (PUD), requiring a Special Use Permit. The property is located at 5621 E. Lake Road and designated on the official Chautauqua County tax map as Section(s) 263.15 Block 1 Lot 22, 263.10-2-2.3, 263.10-2-2.1, 263.15-1-22 which is the location of the former Chautauqua Point Golf Course. The ZBA will be re reviewing the Site Plan for this meeting, as well as any changes to the site plan from the previous meeting on January 21st.

Communications in writing in relation thereto may be filed with the Board by way of mail or e-mail nyacklon@townofchautauqua.com or at such hearings.

The application(s) for the matter are open for review in the Town of Chautauqua Code office Suite 102 at 2 Academy St., Mayville, New York 14757. Please contact the Code clerk via phone, 716.753.3433 to schedule a time in advance of the meeting date. People who would like to appear at the hearings may do so in person or by way of attorney or other representative.

Nicole A. Yacklon /Town of Chautauqua
Code and Zoning Clerk