

TOWN OF SARDINIA

ZONING BOARD OF APPEALS MEETING MINUTES

May 7, 2025

The Zoning Board of Appeals of the Town of Sardinia was scheduled for Wednesday, May 7, 2025 at 7 pm. It was called to order with the Pledge to the Flag, led by Chairman Ron Phillips for the purpose of hearing an appeal by Michael Jagodzinski of 13089 Van Slyke Road, East Concord, NY 14055. Mr. Wirth is appealing Zoning Ordinance 115-19 A (5) for an Area Variance to allow 5 foot off the side property line instead of the required 25 foot.

**Members Present:**

Ron Phillips  
Gordon Smith Jr  
Mark Sasse

**Members Absent:**

Michael Farrell  
Ted Krolick

**Attendees**

Michael Jagodzinski, Tracy Stokes, Town residents  
Becky Burke, ZBA Secretary

Michael Jagodzinski had provided materials required ahead of the meeting. These materials were emailed to the board members ahead of the meeting. Copies of these materials were distributed to each of the ZBA members for their information.

Ron asked Mr. Jagodzinski why he needed to put the garage building just 5 feet from the property line. Mr. J then referred to the two surveys that were provided to him. The first was given to him before the closing and the second was provided after the closing of the sale to the aforementioned property. There were significant differences of land owned between the surveys.

Ron asked several questions regarding there being two different surveys provided. Gordon Smith and Mark Sasse asked follow up questions to the situation. Mr. Jagodzinski stated he should have had sufficient room with the original survey. Mr. Jagodzinski will look into resolving the situation.

Chairman Ron Phillips then put forth a proposal to approve the Area Variance to put an extension to his present garage, providing a 5-foot set back from the side line due to the varying surveys. The other members agreed with the proposal.

Ron Phillips made a motion to grant the Area Variance. Motion was seconded by Gordon Smith Jr.

Vote

All in Favor

Ron Phillips:	Aye
Gordon Smith, Jr.	Aye
Mark Sasse	Aye

Chairman Phillips stated that the Area Variance for a 5 foot set back from the side line is granted for the purpose of extending the present garage.

New Business:

Chairman Phillips discussed the upcoming training opportunity in June at Houghton College. As well as any online opportunities. Becky was asked to investigate and report back to the members of the board.

Motion was made by Ron Phillips, seconded by Mark Sasse. to adjourn. Vote was 3 to 0 approving this motion.

Meeting was adjourned by Chairman Phillips at 7:35 PM.

Submitted by: ZBA Secretary, Becky Burke