

Amendment Request



To: Members of the Skaneateles Planning Board
C/O:
From: William L Murphy Jr., R.A., AIA, SPACE Architectural Studio, P.C.
Date: December 4, 2024
Re: Amendment Request
SAS Project #: 2024-49 Bitz Permanent Dock

Dear Members of the Skaneateles Planning Board,

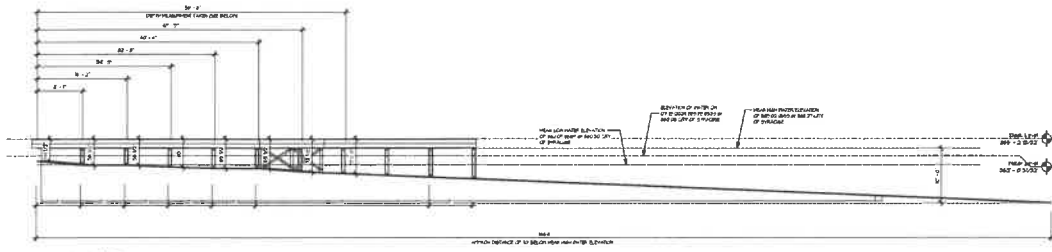
We would like to propose an amendment request to the previously approved permanent dock for the Bitz residence located at 3145 East Lake Road. The amendment concerns the spacing of the proposed piers for the construction of the permanent dock. This will subsequently cause the width of the dock to increase by 1 foot.

After meeting with contractors to discuss the assembly of the permanent dock, it became clear that a 4-foot-wide dock would present challenges during construction. Given the geography and characteristics of the lakebed, contractors advised that the piers be spaced to allow a minimum dock width of 5 feet as an acceptable alternative to the previously proposed 4-foot width. The original 4-foot width of the dock was intended to match the existing design of the removable dock currently used on the property. The Bitz family wanted to imitate the small width of the removable dock to minimize the obstruction of the lake view, while providing the necessary access to watercraft equipment. The newly proposed 5-foot width of the dock will slightly alter the overall area of the dock to +/- 484 SF compared to the previously approved +/- 416 SF. Although the Bitz family initially insisted on a 4-foot width, it became apparent that a 5-foot width is necessary to ensure appropriate construction of the proposed dock.

Thank you for considering this request.

Best,

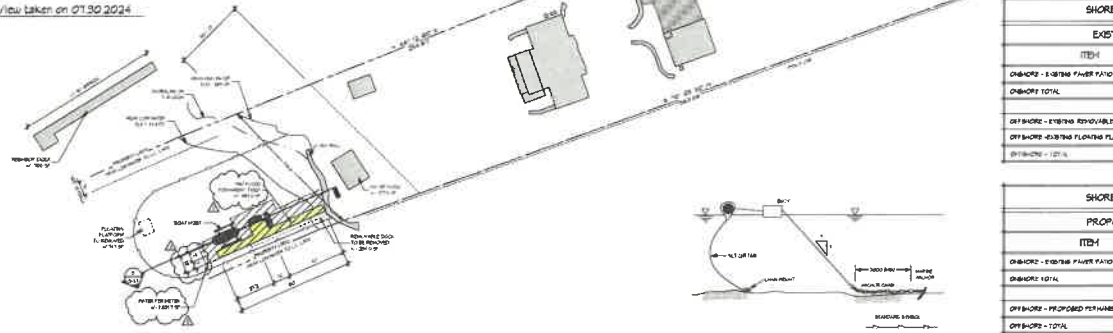
William L. Murphy Jr., RA, AIA, N.C.A.R.B.
President
SPACE Architectural Studio, P.C.



2 Dock Design Section
SCALE 1/2" = 1'-0"



Aerial View taken on 01.30.2024



SHORELINE STRUCTURES		
EXISTING CONDITIONS		
ITEM	AREA	
ONSHORE - EXISTING PAVEMENT	= 2778 SF	
ONSHORE TOTAL	= 2778 SF	
OFFSHORE - EXISTING REMOVABLE DOCK	= 254.0 SF	
OFFSHORE - EXISTING FLOATING PLATFORM	= 761 SF	
OFFSHORE TOTAL	= 3313 SF	

SHORELINE STRUCTURES		
PROPOSED CONDITIONS		
ITEM	AREA	
ONSHORE - EXISTING PAVEMENT	= 2778 SF	
ONSHORE TOTAL	= 2778 SF	
OFFSHORE - PROPOSED PERMANENT DOCK & PLATFORM	= 424.0 SF	
OFFSHORE TOTAL	= 424.0 SF	

TYPE 3 140-T-8 (200'-0" ON CENTER) WITH BETWEEN 400 FEET AND 200 FEET OF LIFT PERCENTAGE. A MINIMUM OF 400 SQUARE FEET.

TYPE 3 140-T-8 (200'-0" ON CENTER) - THE MINIMUM COVERED SQUARE AREA FOR ALL PERMANENT STRUCTURES SHALL NOT EXCEED 1000 SQUARE FEET.

SITE PLAN REVIEW Rev 2, 12.04.2024



2 Floating Silt Fence Detail
SCALE 1/2" = 1'-0"

<p>THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND BE RESPONSIBLE TO THE ARCHITECT FOR ANY DISCREPANCIES.</p> <p>ALL DIMENSIONS ARE PER PROJECT PER THE REQUIREMENTS OF THE ARCHITECT AND SHALL BE SHOWN ON THE DRAWINGS.</p>	<p>FOR ALL DIMENSIONS, THE CONTRACTOR SHALL VERIFY THE DIMENSIONS AND BE RESPONSIBLE TO THE ARCHITECT FOR ANY DISCREPANCIES.</p> <p>ALL DIMENSIONS ARE PER PROJECT PER THE REQUIREMENTS OF THE ARCHITECT AND SHALL BE SHOWN ON THE DRAWINGS.</p>	<p>Project Number: 2024-495</p> <p>Date: 12/16/24</p> <p>Drawn By: JSC/BCG</p>	<p>Sheet No: 102/111</p> <p>Checked By: [Signature]</p>
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Site Plan & Schedules

S-1.1

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PERMANENT DOCK
for
BITZ
3145 Elys Lake Road
Skaneateles, NY

Rev	Date	Description
1	12/16/24	Initial Issue
2	12/16/24	Revisions

