



AUGUST 30, 2021

RE: EBC Tap & Bottle Taqueria Rear Patio  
Village of  
Ellicottville Planning Board Archtecturaal Reveiw

Due to continued COVID customer concerns we initiated an outdoor dining plan in the rear, unused open space behind the Taqueria. We plan to seat 35-45 ppl. 8 Tables for outside dining. The patio's feel and design will be warm and intimate with flourishing green landscape, soft lighting with a unique hospitality atmosphere. The Pergola will allow us to bring down the open space with hanging lanterns; as well, bring customer's eyes down to avoid the not so attractive scenery of adjacent buildings and wires, thus allowing for a softer more intimate dining experience. The selection of cypress poles, size and unique design will fill the space we feel in an appropriate matter; furthermore, being somewhat isolated from direct street or public view.

The patio is fully licensed thru our initial SLA Application.

We intend the patio will operate weather permitting from spring thru fall. When open. Serving from 12 Noon to 10pm. Similar to the EBC Beer Garden, we expect the space to be very quiet by 9pm. Village sound ordinance is 11pm. Live entertainment weather permitting during Chamber sponsored festivals and private events. Live entertainment on a regular basis is something we do not prescribe to.

The entrance to the patio will be from inside the Taqueria only. No Side entrance up from the drive off of Monroe St.

A 6' Bamboo screening fence and hardscape planter box separating from the Deckdebrun property. Attached to this application is a signed encroachment license by Greg Dekdebrun and the Brewery identifying a 4" encroachment on a portion of the raised box planter. The planter box was also installed as a deterrent to keep service vendors and employees from driving over the properties of Widgers and Dekdebruns that seemed to be a consistent problem.

The Shackley property will be separated with a 6' Bamboo Screening fence. Thus identifying the property line.

Thank you.

A handwritten signature in blue ink, appearing to read "Peter Kreinheder", is written over the "Thank you." text.

Peter Kreinheder  
Owner/Managing Member  
Ellicottville Brewing Co.  
[peter@ellicottvillebrewing.com](mailto:peter@ellicottvillebrewing.com)  
PO Box 1421



**TOWN AND VILLAGE OF ELLICOTTVILLE  
BUILDING / CODE ENFORCEMENT  
DIVISION**

17 MILL ST. ELLICOTTVILLE, NY 14731

Code Enforcement Officer: Kelly Fredrickson, (716) 699-4773,

E-MAIL: [kelly.fredrickson@evlengineering.com](mailto:kelly.fredrickson@evlengineering.com)

Planner: Gary Palumbo, (716) 801-3016, E-MAIL: [gary.palumbo@evlengineering.com](mailto:gary.palumbo@evlengineering.com)

**COMBINED APPLICATION**

Jurisdiction:     TOWN                     VILLAGE    App. # \_\_\_\_\_

- |   |   |
|---|---|
| <input type="checkbox"/> PRE-APPLICATION CONFERENCE | <input type="checkbox"/> SPECIAL USE PERMIT                     |
| <input type="checkbox"/> INTENT TO SUBDIVIDE        | <input type="checkbox"/> MASTER PLANNED DEVELOPMENT             |
| <input type="checkbox"/> HISTORIC DISTRICT REVIEW   | <input checked="" type="checkbox"/> ARCHITECTURAL DESIGN REVIEW |
| <input type="checkbox"/> SITE PLAN REVIEW           | <input type="checkbox"/> AMENDMENT TO SITE PLAN                 |
| <input type="checkbox"/> ZONING ORDINANCE AMENDMENT | <input type="checkbox"/> ZONING MAP AMENDMENT                   |

**APPLICANT INFORMATION:**

Applicant's name: Ellicottville Brewing Tap + Tavern                    Date: 8/30/21  
 Mailing address: PO Box 1421 Ellicottville  
 Cell Phone Number: \_\_\_\_\_                    E-Mail: Peter@ellicottvillebrewing.com  
 Applicant must be (check all that apply):  Owner     Operator     Lessee  
 Applicant's Engineer or representative: John Niriello                    MGA Engineers  
 Address: Box 604 Ellicottville  
 Phone #: 699-4650                    E-Mail: johnianello@mgaengineers.com

**PROPERTY OWNER INFORMATION (if different than Applicant)**

Name: Kreinholz Properties LLC  
 Mailing Address: 59 E. Terrace Ave Lakewood, NY 14750  
 Cell Phone Number: 716-665-9397                    E-Mail: X

**PROPERTY / FACILITY NAME**

Address: 20 Washington St. Ellicottville  
 Property tax map #: 55.035-3 42 and 43

Current use of property:

Commercial Food + Beverage Restaurant

Description of Proposed Project/Use (attach additional pages, survey and plans):

In Rear Open Lot constructing an Outside Wooden Pergola

Zoning Requirements from Town/Village Zoning Law

Front yard setback: \_\_\_\_\_

Rear yard setback: 5'

Side yard setback: 0'

Combined side: \_\_\_\_\_

Minimum lot size: \_\_\_\_\_

Width: \_\_\_\_\_

Height: \_\_\_\_\_

Floor area ratio: \_\_\_\_\_ (Village)

Usable Open space: In space behind the building

Site Information

Size of site: \_\_\_\_\_ Sq. Ft. Size of area to be developed: \_\_\_\_\_ Sq. Ft.

Number of proposed lots: N/A

Proposed method of Sanitary Sewage disposal: N/A

Proposed method of Water Supply: N/A

If public utilities are proposed, are they available to site?

Sanitary Sewer:  Yes  No Water:  Yes  No

Will the project require the formation or extension of a Water and/or Sanitary Sewer District?

Sanitary Sewer:  Yes  No Water:  Yes  No

Main Structure:

Construction type: Wood

Front yard setback: \_\_\_\_\_ feet

Height: \_\_\_\_\_ stories, \_\_\_\_\_ feet

Side yard setback: \_\_\_\_\_ feet

# of family units: \_\_\_\_\_

Total of both side yard setbacks: \_\_\_\_\_ feet

Size of lot: \_\_\_\_\_ Sq. Ft.

Rear yard setback: \_\_\_\_\_ feet

Usable Open Space: 20 %

Floor area ratio: \_\_\_\_\_ (village)

Corner or interior lot? \_\_\_\_\_

Other: Rear Lot Size 23' x 65'

Accessory Building:

Description:

Outdoor Wooden Pergola 16' wide 44'6" long

Percentage of yard: \_\_\_\_\_ Height: 10' feet

Setback from rear lot line: 5 feet Setback from side lot line: 1 feet

Floodplain:

FIRM Zone \_\_\_\_\_

BFE \_\_\_\_\_

Flood Plain Development Permit Required?

YES

NO

**ATTACHMENTS**

Attach all relevant items listed in the Town/Village of Ellicottville Zoning Law for type of application(s) being submitted. Additional copies of all plans, documents and other application materials may be required. See attached list of required forms and information needed for type of application being submitted. Deadline for submittal is three (3) weeks prior to regularly scheduled meeting date. Meeting dates are subject to change by the Board Chair.

**SIGNATURES**

Applicant and Owner (if different) must sign the application.

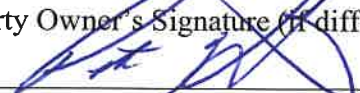
I hereby certify that I have examined this application and know the same to be true and correct. All provisions of laws and ordinances covering this type of work will be complied with whether specified herein or not. The acceptance or approval of this application does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction, land use or the performance of construction. I have read and am familiar with the Town/Village of Ellicottville zoning law that is relevant to this application(s).

Permission to inspect – I hereby consent to Town/Village of Ellicottville Staff inspection of the project site and adjacent property areas. Town/Village staff may enter the property without notice. Inspection may occur without the owner, applicant or agent present. If the property is posted with “keep out” signs or fenced with an unlocked gate, staff may still enter the property. Agency staff may take measurements, analyze site physical characteristics, take soil and vegetation samples, sketch and photograph the site.

Applicant Signature:  Date: 8/30/21

Applicant must be (check all that apply):  Owner  Operator  Lessee

Applicant Name:<sup>Print</sup> Peter Krenheler

Property Owner's Signature (if different than applicant)  Date: 8/30/21

Property Owner's Name:<sup>Print</sup> Peter Krenheler

Office use only:

Application Fee(s) \_\_\_\_\_

Received by: \_\_\_\_\_ on \_\_\_\_\_ (Date)

Project Number(s): \_\_\_\_\_



AUGUST 30, 2021

RE: EBC Tap & Bottle Taqueria Rear Patio  
Village of  
Ellicottville Planning Board Architectural Review

The pictures attached of an outdoor patio show the feel and look, we would like to achieve. Although these pictures show a covered ceiling of willow branches, we do not intend to fill in with a ceiling due to snow fall. The pictures I thought are a good visual for the board to see what we would like to provide to our guests.

Thank you.

Peter Kreinheder  
Owner/Managing Member  
Ellicottville Brewing Co.  
[peter@ellicottvillebrewing.com](mailto:peter@ellicottvillebrewing.com)  
PO Box 1421  
28 Monroe St.  
Ellicottville, NY 14731  
716-665-9397 mobile

