



TOWN OF POESTENKILL

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Zoning Board of Appeals

ZONING BOARD OF APPEALS November 10, 2020 Minutes Poestenkill Town Hall

Attendees:

Paul Jamison, Chairman
Kevin McGrath
Tim Hoffay
Nicole Heckelman
Susan Kalafut
Frank Burzesi, Alternate

Applicants:

<u>Teresa Quell</u>	<u>Area Variance</u>
136.-9-34.18	55 Chain Mountain Way

Applicant Teresa Quell discussed with the Board her desire to place a 24' x 30' detached garage as close to the lot line as possible, as she plans to subdivide the parcel in the near future to allow her daughter can build a home next to her. After much discussion, Ms. Quell settled on asking for a five (5') foot setback, where a twenty (20') foot would be the minimum required. Chairman Jamison inquired if any other structures planned (no) and asked if he could visit the site to review request (yes). Ms. Quell will outline on the site exactly where she would like the garage placed. A motion was made by Member Heckelman to schedule a Public Hearing on the request of Teresa Quell to construct a detached garage with a five (5') foot setback from the Lot Line, where a twenty (20') foot setback is required per the Town Code, for Tuesday, December 8, 2020 at 7 pm at the Town Hall. Motion was seconded by Member Hoffay and was approved with a vote of five (5) ayes, zero (0) nays and zero (0) abstentions.

Resolution: Schedule Public Hearing for December 8, 2020.

Meeting Minutes:

The Board reviewed the October 29, 2020 meeting minutes. Corrections as follows: 1st paragraph, 5th line, remove "is". Last sentence to be completely with "...we wouldn't be here today." Change "if" to "is", change "proceeds" to "proceeded" and add comment from Member McGrath "I believe the operation at the Hitchcock site to be retail and feel this request for interpretation should be returned to the Planning Board to decide for themselves. If the Planning Board also agreed with the retail use, they would then be able to issue a Special Use Permit with a list of conditions and restrictions to address neighbor concerns. Motion to accept the minutes as revised made by Member Kalafut seconded by Member McGrath and was approved with a vote of five (5) ayes, zero (0) nays and zero (0) abstentions.

Organizational:

Chairman Jamison stated that a FOIL had been filed by attorney for Mr. Hitchcock, requesting all correspondence, etc. Chairman Jamison asked Board Members to review all files and forward all pertinent documents to Clerk Kane at once.

Clerk Kane advised the Board: - Continuing Education may be obtained by various CDRPC webinars that run through December. Clerk Kane directed to register all ZBA Members by Chairman Jamison

Wood Processing: Town Board Member, June Butler, handed out the updated Wood Processing proposal to Board Members. There is a workshop planned for Thursday, November 12, 2020 at 7 pm at Town Hall. Members of the Town Board, Planning Board and the Zoning Board have been invited to attend.

There being no further business, a motion to adjourn the meeting was made by Member Heckelman, seconded by Member Heckelman and was approved by five (5) ayes, zero (0) nays and zero (0) abstentions. The meeting was adjourned at 8:30 pm.

Respectfully submitted,

Lynn E. Kane, Secretary