

ZONING BOARD OF APPEALS MEETING

August 25, 2016

The meeting was called to order by Chairman Bill Gabak at 6:00PM. Roll call by Clerk, Cindy Schiminske, found the following Board Members present:

Phil DelloStritto
Neal VanLiew
Kathy Taylor
Fritz Allen
William Gabak, Jr., Chairman

Also in attendance: Leon and Elizabeth Cronce
Don Bowen, Zoning Officer

The purpose of this meeting was to continue the Cronce variance application

Chairman Gabak reviewed the Cronces compromise proposal. Mr. Cronce will remove 7ft from the rear of his building (20 ft wide), which will bring him down to 342 sqft, which is 12 sqft over the allotted 330 sqft. As requested by the Board in the prior meeting of August 18th, the measurements were done, and the letter from the company regarding the integrity of the building was received. Mr. Gabak also stated that the Cronces will be removing the small shed, and that they will keep track of the water situation. Chairman Gabak also wanted to put a timeframe on this matter. He suggested 45 days.

The Board voted on the following variances:

1. The structure does not meet the min 50 ft setback from the mean high water mark. Chairman Gabak has seen the structure, inside and out. It is made totally of metal and is anchored down. A motion was made by Chairman Gabak to vote on the high water mark variance and seconded by Kathy Taylor. Roll call vote was taken by the Board.

MOTION APPROVED 5 AYES 0 NAYES

2. A motion was made by Chairman Gabak to vote on the south side yard variance from 20ft to 9ft and seconded by Kathy Taylor. Roll call vote was taken by the Board.

MOTION APPROVED 5 AYES 0 NAYES

3. A motion was made by Chairman Gabak to vote on the north side yard variance from 20ft to 7ft, seconded by Kathy Taylor. Roll call vote was taken by the Board.

MOTION APPROVED 5 AYES 0 NAYES

4. A motion was made by Chairman Gabak to vote on the time limit giving Mr. Cronce 45 days from today's date to complete the building, seconded by Fritz Allen. Roll call vote was taken by the Board.

MOTION APPROVED 5 AYES 0 NAYES

5. After removing 7ft by 20ft, the building will be 342 sqft and they are allowed 330 sqft so they are less than 1-2% over the limit. A motion was made by Chairman Gabak to vote on the square footage of the revised structure, seconded by Neal VanLiew. Roll call vote was taken by the Board.

MOTION APPROVED 5 AYES 0 NAYES

Chairman Gabak also stated that the small shed is to be removed and should any water problems arise, they will be addressed by the Cronces. Mr. Cronce concurred.

Chairman Gabak announced that the next ZBA meeting will be held on September 22nd, as he will be out of town on September 15th.

Motion to adjourn made by Chairman Gabak, seconded by Kathy Taylor. All in favor. Time was 6:12 PM.

Respectfully submitted,

Cindy Schiminske, Clerk, Zoning Board of Appeals