

TOWN OF SAUGERTIES
ZONING BOARD OF APPEALS
4 HIGH STREET
SAUGERTIES, NY 12477

Minutes

March 5, 2007

Present: Joe Roberti, Jeanne Goldberg, Brian Sawchuk, Joe Mayone. Henry Rua absent.

PUBLIC HEARING

1. 01-02-07

QUICK CHEK CORPORATION
3 OLD HIGHWAY 29, P.O. BOX 600
WHITEHOUSE STATION, NJ 08889
2307 RT. 32, BARCLAY HEIGHTS
4.2.8 SIGN REGULATIONS
EXCEEDING SIGN LIMITATIONS

PROPERTY LOCATED
SECTION INVOLVED
FOR THE PURPOSE OF

No one present from Quick Chek Corporation. Green receipt cards not received. Received letter dated February 27, 2007. Name of attorney's firm changed to Gibbons P.C. It requested an adjournment of the March 5 public hearing until April 2. Basis for the request was that the Planning Board will not have issued a determination of significance prior to March 5 and as such the ZBA will be unable to take any action on the signage variances. Kindly advise whether Quick Chek will need to re-notice the public concerning the adjourned hearing date. Proof of mailing for March 5 are enclosed. Signed, Howard D. Geneslaw.

Applicant sent post office receipts not certified mail return receipts. Public Hearing could not be opened to be adjourned. Motion by Brian seconded by Jeanne to reschedule public hearing for April 2. Applicant must renotify public and pay a refiling fee of \$200.00. Secretary to notify. 4/0

Mr. Roberti explained situation to the public present.

NEW APPEALS

1. 02-02-07

GEORGE PRINZ
P.O. BOX 9
SAUGERTIES, NY 12477

PROPERTY LOCATED 3997 RT 9W. MALDEN
SECTION INVOLVED 5.1 BULK REGULATIONS
FOR THE PURPOSE OF SUBDIVIDING RESIDENTIAL AREA FROM
INDUSTRIAL AREA

Mr. Prinz representing. Has 12.74 acres consisting of 3 parcels of 8.455 acres, 0.494 acre and 3.791 acres. Wanted to subdivide the 3.791 lot down to 2 acres with 3 houses in order to reserve property for a future railroad spur.

Discussion was held with the board and it was suggested that Mr. Prinz consider keeping a right of way across the property instead of subdividing. Applicant decided to withdraw his application to reconsider his options.

2. 03-03-07

BUILDING INSPECTOR
TOWN OF SAUGERTIES
4 HIGH STREET
SAUGERTIES, NY 12477

SECTION INVOLVED 5.3.1 RESIDENTIAL SINGLE FAMILY PARKING
SPECIFICALLY: IF A SINGLE FAMILY RESIDENCE CLEARS AN
AREA OF EIGHT HUNDRED AND TEN SQUARE FEET OR FIVE TIMES THE
REQUIRED NINE BY EIGHTEEN SQUARE FEET NEEDED TO CREATE A
PARKING SPACE SPECIFIED IN 5.3.1(c) (1), INSTALLS AN AGGREGATE
SURFACE, DOES THE SCREENING AND LANDSCAPING REQUIREMENTS OF
SECTION 5.3.1(e)(1) APPLY?

Mr. Alvah Weeks representing.

Jeannie quoted from the Coons series that the ZBA cannot make an interpretation without an appeal. Discussion held. It was the opinion of some that making a decision without an appeal would prevent a homeowner from appealing and would leave only an Article 78 action as an option.

Motion made by Joe seconded by Brian to hear the interpretation. Joe, Joe and Brian yes. Jeanne no. Motion is carried.

Discussion held about holding a public hearing. Who would need to be notified. After more discussion, Mr. Weeks withdrew his request. It was decided that it would be the responsibility of the homeowner or neighbor to file an appeal.

DISCUSSION

1. Minutes for February not ready for approval.
2. Planning Board Minutes for February received.
3. Board received copies of letters sent to business owners regarding accessory junk yard law. Mr. Weeks explained the reason for the letters.
4. Board received copies of the proposed Gateway Moratorium. Second public hearing will be March 21 at 6 pm
5. Board received copies of the proposed zoning changes for PUD in RB zone.
6. U.C. Planning Board will hold a training session on SEQRA March 27, 7-9 pm at the county office building. Reservations requested
7. Board received info on a training session March 8 in Poughkeepsie on Practical Guide to Zoning and Land Use Law. Cost \$289. No one interested.
8. Board received the current update for the Zoning and Planning Deskbook
9. Board received a sample of a Quinlan Subscription. Board not interested
10. Board received samples of Zoning Bulletin Subscription. Board not interest. Not NY based.
11. Joe had received a copy of the proposed moratorium on subdivisions. Secretary to copy and send to members. (Town set public hearings for April 4 and 24 at 5:30 pm)

Next meeting April 2 at 7 pm at Frank D. Greco Senior Center.

Meeting adjourned on motion of Jeanne seconded by Joe M.