

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

MINUTES

August 2, 2004

Present: Dan Ellsworth, Dick Conley, Bill Geick. Jeanne away. Henry absent. Tom Macarille.

PUBLIC HEARING

1. 06-07-04 DIANA SOGARO
207 WEST SAUGERTIES ROAD
SAUGERTIES, NY 12477

SECTION 5.1 FRONT YARD WIDTH
FOR THE PURPOSE SUBDIVIDING PROPERTY

Ms. Sogaro presented green cards.

No public Comments

Questions from board: Why large set back on one side of property? Why not move house site over to give cottage a bigger lot?

Needs access to back yard after building future garage. Wants space to plow snow without infringing on neighbor.

Old house that was on cottage lot was burned down. Septic will be in front of new house.

Unsure of location of well. There is a hill toward the rear of the property.

Public Hearing closed.

NEW APPEALS

1. 08-08-04 BLANCHE DUFFY
1900 OLD KINGS HIGHWAY
SAUGERTIES, NY 12477

PROPERTY 1902 OLD KINGS HIGHWAY - SETH LEVINE
FOR THE PURPOSE PROTESTING ISSUANCE OF BUILDING PERMIT

Ms. Duffy representing. Presented more information.

Discussion on stop work order. None issued. Applicant expressed confusion with Building Inspector's decision. She understood a stop work order was going to be issued and then was told there would not be one issued. Talked to Board of Health who told her they could do nothing since building permit was issued. Applicant feels lot is too small. Septic will infringe on her property. Septic will be over aquifer for the area. Previous condemned trailer was one bedroom. Keeping garage which could be another bedroom. Thought any replacement structure would have to maintain same foot print of original. Property is in sensitive area overlay.

Public Hearing scheduled for September 13. Applicant given information.

Secretary to contact George Redder per Tom Macarille to see if stop work order could be issued.

2. 09-08-04 JAMES O'REILLY
323 HARRY WELLS ROAD
SAUGERTIES, NY 12477

PROPERTY HARRY WELLS / RT 32 - RONALD BEITER
FOR THE PURPOSE PROTESTING FORWARDING OF SITE PLAN TO PLANNING
BOARD WITHOUT CERTIFICATION OF BUILDING INSPECTOR

Mr. O'Reilly representing.

Felt Building Inspector forwarded Site Plan to Planning Board knowing it did not meet

requirements of Zoning Law.

Dick Conley: Has Beiter gone to Planning Board? Yes on June 15. Tabled public hearing. No action scheduled for July. Still on the table.

Lots 4 and 6 divided by zoning boundary. Lot 8 structure is residential. Has right to use lot 6 as commercial since residential portion is less than 50 ft. from line.

Problem is the fact the line between 4 and 6 was changed thus allowing 4 the same privilege as 6. Owner wants to sell part of lot 4 and make 1 large lot 6

Public Hearing scheduled for Sept 13. Applicant given instructions.

OLD BUSINESS

1. 04-05-04

RICHARD SYRACUSE AND RUPCO

Received letter from RUPCO stating they would be filing Agricultural Data sheet with the re application in September.

No response from Town Planning Board

Tom Macarille asked to get response from Planning Board

Dederick withdrawn and replaced by Duffy

3. 02-04-04

JOSEPH GRANDSTAFF

Dick made statement opposed (see attached)

Motion by Dick seconded by Bill to Deny appeal

Dan - No; Dick - yes; Bill - yes.

Motion is not passed. Appeal is denied because of a lack of a vote to overturn referral officer's opinion.

DISCUSSION

1. Minutes for June accepted on Motion of Dick seconded by Bill 3/0

Minutes for July tabled due to lack of members eligible to vote.

2. Planning Board minutes for June received.

3. Report on Training in New Paltz Jeanne attended part of the session. Brought back materials given to members.

4. Public Hearings on Gateway and Waterfront amendments scheduled for August 3 and August 23 at 6 pm at Senior Center.

5. Training. Secretary to order "Short Course" from the New York Planning Federation and "Zoning Law for Town Officials" from the Association of Towns.

6. Governing Rules. Dick made comments. 2.2 and 2.7 state Town Board shall appoint chairman. 3.6 Procedure. Should be changed to allow change in order by vote of members present for a meeting. 8.8 Expiration of permit (decision) 90 days. ZBA should be notified when Building Permit or C/O is issued.

7. Budget. Board determined secretary should be paid \$3600 per year. Mr. Macarille wants the budget before the end of the month. Can add as many lines as necessary.

It was recommended the Zoning Law be put on line so people may research and download as necessary.

Next meeting September 13, 2004 7 pm at Frank D. Greco Senior Center

Meeting adjourned on Motion of Bill seconded by Dick.

Eleanor C Henkel
Secretary