

Minutes of the 4/6/17 Zoning Board Authority Meeting

Members Present: Chairman Dan O'Shea, Jay Currie, Amy Bertini, Nancy Dalley and Bob Lieber

Also Present: Nate and Debra Shirley , Town Attorney Don Armstrong

Meeting started at 7:30

First order of business was a lot line adjustment application from Nate Shirley. The lakeside properties involved are his residence, 7446 Song Lake Rd, and the adjacent smaller lot he owns at 7440 Song Lake Rd. He is trying to sell the smaller lot and the prospective buyer would like a little more space. Nate is proposing to move the property line 20' to the north, thereby increasing the size of that lot and decreasing the size of his own.

Dan O'Shea summarized the steps to be taken; determine the course of action, hold a public hearing and make a decision. He suggested they send the application to the County for their input, there was discussion about this and all agreed it would be a good idea to do so. If the variances are granted, Nate has to return to the Planning Board for the lot line adjustment.

Nate explained that both properties are currently non-conforming as both are less than 2 acres. They would still be non-conforming if this adjustment is made. Additionally, the 20' adjustment exceeds the maximum 10% allowed by code. Amy asked whether the 15' side-yard setback requirement would be met and the answer was yes.

Bob made a **MOTION** to refer the application to County Planning and hold a Public Hearing at the next ZBA meeting on May 4th at 7:30. A public notice of which to be sent to newspaper by Don's Law office. Jay seconded, all in favor, the MOTION PASSED.

Dan noted that no further action could be taken until the County sends the application back to them

Bob made a **MOTION** to declare the Zoning Board to be the Lead Agency for SEQR form. Jay seconded, all in favor the MOTION PASSED.

Next order of business was to review the minutes from the last meeting . Amy made the MOTION to approve the minutes as written. Nancy seconded, all in favor the MOTION PASSED.

Nancy made the **MOTION** to adjourn. Amy seconded, all in favor the MOTION PASSED

The meeting was adjourned at 7:48 p.m.

Respectfully Submitted,

Deborah Putman

Recording Secretary

