

**VILLAGE OF CHATHAM
ZONING BOARD OF APPEALS MEETING
AUGUST 28, 2019
5:00 P.M.
MINUTES**

Call to Order at 5:03 p.m.

Present: Chairperson J. DelRossi; Members B. Quell, M. Washburn, and P. Rotondo; Village Deputy Clerk P. DeLong; Residents Beth Anne Rippel and Natalia deAmoria

1. Application #2019-080: 8 Fairview Avenue, Chatham, NY; Beth Anne Rippel Applicant; Area Variance

Motion made by B. Quell to approve the minutes from the June 20th meeting; seconded by P. Rotondo. Approved by all.

Beth Anne Rippel was asked to sit with the Board. She confirmed that she planned to build an identical two-story building where the present garage is located and clarified that she plans to demolish the current garage. The building is not antique. A review of the plans indicated that 10x10" of additional space would be added in the rear to square off the building. The Board reviewed the set back requirements, the square footage of the new structure, the height of the new structure, and the need for possible grandfathering of the project. The Board reviewed the requirements of Section 110-24 and the Density Control Schedule.

The public hearing was opened. N. deAmoria questioned the apartment being added to the second floor of the garage. The Board noted that it had received no information with regard to the apartment and that this would constitute a change in use. The Board requested that the applicant return with some rough floor plans noting entrances, exits, and windows that could be reviewed in order to make their decision. In the meantime, the Board would seek further guidance from the Building Inspector as to the exact area variances needed, if any.

Motion made by J. DelRossi to adjourn the public hearing pending receipt of a floor plan and guidance from the Building Inspector; seconded by M. Washburn. Approved by all.

Respectfully submitted,

Per Chairperson DelRossi's edits