

**TOWN OF NEVERSINK
ZONING BOARD OF APPEALS
P.O. Box 307 - 273 Main Street
Grahamsville, NY 12740
(845) 985-2262 fax (845) 985-7686**

REGULAR MEETING MINUTES

NOVEMBER 21, 2017

Chairman Brent Gotsch was called the regularly scheduled meeting of the Town of Neversink Zoning Board of Appeals to order at 7:33 PM with the Pledge of Allegiance.

Board Members Present:	Brent Gotsch, Chairman	PRESENT
	Jim Wells	PRESENT
	William Gaudette	PRESENT
	Mike Dean	PRESENT
	Larry Bracken	ABSENT
	Steve Porter, Alternate	PRESENT
Other Officials:	Ken Klein, Esq., Town Attorney	PRESENT
	Keith Stryker, Code Enforcement Officer	PRESENT
Other Guests Present:	NONE	

A motion to **APPROVE** the minutes of the APRIL 18, 2017 meeting

Moved by: Zoning Board of Appeals Member, Jim Wells
Seconded by: Zoning Board of Appeals Member, Bill Gaudette
Approved by UNANIMOUS vote: AYES 5 NAYS 0

APPLICATIONS:

27.-2-1 – Dave Trestyn – Area Variance – Assembly Space to be located at 304 Main St., Grahamsville NY. Dave Trestyn and David Ryan, engineer were present. Mr. Trestyn is requesting relief of the setbacks on the property located at 304 Main St. in Grahamsville because the building has been there for 150 years and he would like to open it as an assembly space once again. In the past it was many things such as a dance hall, church, meeting hall etc. However the building has not been in operation for several years so he has to apply for a special use permit through the planning board. The setbacks do not match up with current zoning regulations. He is asking for 85ft on the left, 90 feet on the right, 100 ft in the front and 50 feet in the rear of the property. Although this is a substantial request this will be a recurring issue due to most of the buildings in the hamlet being out of compliance with the current zoning. Since a decision cannot be made without a public hearing a motion to schedule a public hearing for

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December 19, 2017 at 7:30pm was

Moved by: Zoning Board of Appeals Member, Bill Gaudette

Seconded by: Zoning Board of Appeals Member, Mike Dean

Approved by UNANIMOUS vote: AYES 5 NAYS 0

OTHER:

CORRESPONDENCE: NONE

There being no further business before the Board, a motion to close at 8:05 PM was

Moved by: Zoning Board of Appeals Member, Jim Wells

Seconded by: Zoning Board of Appeals Alternate Member, Steve Porter

Approved by UNANIMOUS vote: AYES 5 NAYS 0

Respectfully submitted: Geri Gorton, Clerk
(B180)

NEXT MEETING: DECEMBER 19, 2017 at 7:30 PM.