**MINUTES OF ZBA MEETING**

Meeting Date:  Tuesday, September 6th, 2022

Meeting Location:  Town Hall – 5910 Sacandaga Road, Galway, NY

Meeting called to order at 7:30 pm by Chair, Andy Decker.

Clerk called the roll:

**MEMBERS PRESENT:** Christine McCormack, Herman Niedhammer, Kiley Gregory.

**MEMBERS ABSENT**: Katie Dannible

**ALSO PRESENT**:  Amanda Barnes - Clerk, Ryan Pezzulo, Esq., Trevor Gilday, Code Enforcement Officer and Three (3) people in the audience.

**PROCEDURE AND PURPOSE OF THE ZBA** – Chair explained the procedure and purpose of the Zoning Board of Appeals.

**REVIEW AND APPROVAL OF THE MINUTES OF THE PREVIOUS MEETING**

Members have reviewed the minutes of the August 2nd 2022, meeting.  **Motion by** **Christine** to approve the minutes.  **Second by Herman**.  Voice vote:  all ayes.  Motion carried.

**PUBLIC HEARING** - **ZBA 22-006-**- Application of Frank Hoerauf for an area variance to demo the existing home and build new in the approximately same footprint property located at 5698 Crooked Street (Tax Parcel no: 185.13-1-15) in the A/R district in the town of Galway. Joe Candida from Nolan Engineering is present on behalf of Mr. Hoerauf. Explains that the lot is only 50’ wide, they would like to demo the existing building and build a new structure in the existing foot print, which is currently 2’11 from the left side of the property and 12’9” to the back of the property. Herman askes if the variance request is from the house or porch. Andy askes for clarification that the 26’ foot print of house with 2’ overhand to make the setback 28’ with a side porch and 6” Overhang. Andy asks if we can center the house on the lot “square it” with the existing property lines to make each set back even on each side. Nolan Engineering proposed to move the side porch to the front of the house 3’ off the side with stairs.

Motion by **Kiley** to close the public hearing for application ZBA 22-006.  **Second by Christine**.  Voice vote:  All ayes.  Motion carried.

**PUBLIC MEETING - ZBA 22-006 -** - Application of Frank Hoerauf for an area variance to demo the existing home and build new in the approximately same footprint property located at 5698 Crooked Street (Tax Parcel no: 185.13-1-15) in the A/R district in the town of Galway.

**Motion by Herman** for a variance from the North of 13’ off set back extending 57’, Vaiance to the south of 15’ extending 57’ from the porch corner to the corner of the new house footprint: with reasonable conditions that is contingent on building a 3’x5’ porch without extending the footprint of the house. All Approvals include overhangs.  **Second by Christine.** Voice vote:  All ayes.  Motion carried.

**PRIVILIEGE OF THE FLOOR:** None.

**OTHER BUSINESS:**  Discussion on the Stewarts expansion to expand the septic system and potential parking lot, Stewarts to obtain the lot next door. ZBA concerns match those of the Planning Board to include Lighting and the possibility of any future expansion, Questions on future subdivisions of newlines and lots existing combination of 2 properties.

**Motion to adjourn by Herman.**  **Second by Kiley**.  Voice vote:  All ayes.  Motion carried.  Meeting adjourned at 8:10 p.m.

Respectfully submitted,

Amanda Barnes

Amanda Barnes, Clerk