

# VILLAGE OF VICTORY ZONING BOARD OF APPEALS

## Monthly Meeting Minutes

OCTOBER 18, 2017

6:30PM

### Roll Call:

Chairperson Jaime O'Neill – present, Terrie Wolcott – present, Heather Freebern – present and Recording Secretary Maureen Lewsey - present.

### Announcements:

- ❖ From Saratoga County Planning Department-Notice regarding Referrals: An outline of additional information that is needed for a timely review was strongly encouraged for no delay and to assist the county planners in their review.

### Approval of Minutes:

- ❖ September 15, 2014 ~ Regular Monthly Meeting  
**ZBA Member Freebern made a motion to approve the minutes from the September 15, 2014 meeting with ZBA Member Wolcott seconded the motion. Vote: 3-0, all ayes. Passed.**
- ❖ August 24, 2015 ~ Regular Monthly Meeting  
**ZBA Member Freebern made a motion to approve the minutes from the August 24, 2015 meeting with ZBA Member Wolcott seconded the motion. Vote: 3-0, all ayes. Passed.**
- ❖ June 21, 2017 ~ Regular Monthly Meeting  
**ZBA Member Freebern made a motion to approve the minutes from the June 21, 2017 meeting with ZBA Member Wolcott seconded the motion. Vote: 3-0, all ayes. Passed.**

Returning Applicant: None

### New Applications:

- ❖ Case # 2017-03  
Angela Nolan (owner)  
Don Knotts (applicant)  
154 Cemetery Road Victory Mills  
**Variance Request: Side Setback(s)**  
District: SF-2

Chairperson O'Neill states that the zoning board has an application, Case #2017-03, to discuss the location of the modular home that will replace a mobile home. The applicant and owner was present to discuss the application before the board on the variance request. It was determine that both the north (6.4') and south (1') set back was needed. The applicant stated that the current mobile home which is preexisting is located on the neighbor's property as per a survey that he had done. It is minimal but the placement of the new modular will be less intrusive than the current structure. The zoning board reviewed the survey and drawing from Titan Homes. Since there is an existing driveway, they are unable to relocate or move the new modular to a conforming location on the lot.

Chairperson O'Neill said it was pretty straightforward and it is making a nice improvement to the lot and asked for an approval for the lot. Recording secretary asked about a public hearing and it was stated that only for a use variance.

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**ZBA member Wolcott made a motion to approve the variances as requested; 6.4' north side setback and a 1' south side setback with ZBA Member Freebern seconded the motion. Vote: 3-0, all ayes. Motion Passed.**

Old Business: None

New Business:

- ❖ Chairperson O'Neill offers that the Saratoga County Planning and Zoning Conference has been scheduled for January 31, 2018. The conference is open to all village zoning board members and if interested make sure to let the Recording Secretary know so she can get everything approved and sent into the county. The registration fees remain the same as last year at \$60.00/registrant for County Registrant.

Next Meeting

- ❖ 3<sup>rd</sup> Monday, November 20, 2017 at 6:30pm, if necessary

Adjournment:

**ZBA Member Freebern make a motion to adjourn the meeting with ZBA Member Wolcott seconded the motion. Vote: 3-0, all ayes. Meeting Adjourned.**

Respectfully Submitted,

*Maureen Lewsey*

Maureen Lewsey  
ZBA Recording Secretary