

The *Zoning Board of Appeals* of the Town of Schaghticoke met at the Town Hall, 290 Northline Drive, Melrose, NY 12121 on Thursday, January 3, 2019.

The meeting opened at 7:30 p.m. Roll call took place.

Present:

Ed McDonough, Chairman
Jason Shover, Chairman
Rich Geddis
Kristin Griswold
Lettie Saheim

Absent:

None

Kristin Pratt, Deputy Town Attorney, was present. Elizabeth Hale, Clerk, was present. Tim Salisbury, the newly appointed Town Supervisor, was present to introduce himself and to meet the Board members.

REGULAR MEETING

7:30 P.M. The Board reviewed the minutes from the December 6, 2018 meeting. Lettie Saheim made a motion to accept the minutes as submitted. Kristin Griswold seconded.

Ayes: McDonough, Geddis, Griswold, Saheim, Shover

Nays: None

Chairman McDonough stated that, although there were no new applications submitted, there was one inquiry.

OTHER

Chairman McDonough was contacted by a realtor who inquired if the Town Zoning Code included any regulations relating/applying to the location of "tiny houses" (houses under the Zoning Code minimum of 600 square feet) on properties within the Town's boundaries. The Board acknowledged that there were different types of tiny houses and that the small dwellings may remain on wheels or the wheels may be removed and the houses sited permanently. The Board agreed that tiny houses did not

meet the definition or criteria for a mobile home and that currently there are no zoning regulations specific to situating tiny houses on parcels of land within the Town.

Chairman McDonough reviewed, with the Board and the Town Supervisor, a conversation which he had with Richard Harwell at 314 Pinehurst St. The conversation took place a number of weeks ago and revolved around a fence erected by Mr. Harwell along Mr. Harwell's property line. The fence does not meet and is in violation of the Zoning Code requirements. Mr. McDonough stated that Mr. Harwell erected the fence that is higher than the Zoning Code allows -ranging in height from approximately 8' to 9 ½' as it extends closer to the Harwell residence- to protect his family from a prying neighbor. During the phone conversation with Chairman McDonough Mr. Harwell added that he installed outdoor cameras which Mr. Harwell suspects were removed by the neighbor. Since Chairman McDonough's initial discussion with Mr. Harwell, Mr. McDonough stated that a response from Mr. Harwell was not received. Mr. McDonough noted that he may contact the Code Enforcement Officer, Brian Davidson, with regard to the height of the fencing which is in violation of the height regulations set forth in the Zoning Code.

The next meeting for review of the Zoning Code draft will be held on January 17, 2019 at 6:00 p.m. A discussion ensued with regard to the purpose and thrust of the Zoning Code review.

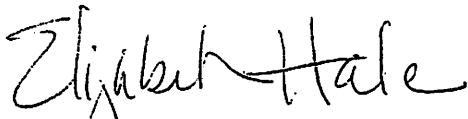
Town Supervisor Salisbury noted that the Town Board changed their 7 p.m. meeting time to 6:30 p.m. Meetings will continue to be held on the second Wednesday of the month.

Jackie Stellone remarked that she is pleased that the online minutes are current. Ms. Stellone added that she is willing to volunteer her services to the Town.

Lettie Saheim made a motion to adjourn the meeting at 7:52 p.m. Rich Geddis seconded.
Ayes: McDonough, Geddis, Griswold, Saheim, Shover
Nays: None

Respectfully submitted,

date: February 7, 2019



Elizabeth Hale, Clerk
Zoning Board of Appeals, Town of Schaghticoke