

ZONING BOARD OF APPEALS
TOWN OF CANAAN
COLUMBIA COUNTY, NEW YORK
January 26, 2021

Present: David Cooper, Pat Liddle, Craig Dillon, Brian Lossow

Others Present: Ginny Nightingale (Town Board Liaison)

The meeting was held via Zoom. Chairman David Cooper opened the meeting at 7:01 PM. There were two items on the agenda;

1st Item - the Review of Ellen Austin application for an interpretation. Property located at 1584 County Rt 5 Canaan NY, Tax Map #49.1-1-6.

2nd Item - the Public Hearing for File 2020-03 Suzanne Michael Area Variance. Property located at 11 Lee O'Knobit Road, East Chatham NY, Tax Map # 10240068-1-4.11.

There were 3 people in the audience, the appellant for the 1st agenda item and their representative, and the representative for the 2nd agenda item.

A motion was made by Craig Dillon to accept as submitted the December draft meeting minutes. 2nd was made by Pat Liddle. All in favor.

Proceeded to the first 1st agenda item, the Review of Ellen Austin's application for an interpretation of Article V Section D Section 1 (Fences, setback conditions, and right of ways). The board members were all familiar with the file which consists of the application, a letter from her representative, a survey map, a close up a survey map, a hand drawn map, and photos. The board requested captions for the photos.

David Cooper provided and explanation of the procedure that will be followed for the application and noted that this is a Type 2 action. David Cooper mention that if accepted the ZBA would be requesting the Zone Enforcement Officers file prior to the public hearing. Discussions began as to if there were any reasons that the file should not be accepted. The board presented questions that they would like to discuss further at the public hearing to allow the appellant to prepare.

A motion was made to accept the file by Pat Liddle. 2nd by Brian Lossow. All in favor. The file was designated as #2021-1 and will be heard on February 23, 2021 at 7:00.

The appellant and representative for the 1st agenda item left the Zoom meeting.

Three people joined the Zoom meeting for the 2nd agenda item at 7:22. (Heather O'Grady, the appellant for the 2nd agenda, and one other attendee)

Updated attendance was as follows;

Board Present: David Cooper, Pat Liddle, Craig Dillon, Brian Lossow, Heather O'Grady
Others Present: Ginny Nightingale (Town Board Liaison)
Three people in the audience (the appellant, their representative, and one other attendee)

Proceeded to the 2nd agenda item the Public Hearing for File #2020-03 Suzanne Michael Area Variance. It was noted that this is a Type 2 action, area variance for a single-family residence with no significant environmental impact. There were no additional questions for the appellant or her representative. The attendee was given a chance to speak regarding the area variance. At which time she showed her support for the project. The board discussed the location and if it the proposed addition would not interfere with the slop of the land towards the road.

A motion to close the public meeting was made by Pat Liddle. 2nd by Craig Dillion. All in favor, Public hearing closed 7:29.

Deliberation on file #2020-3 Area Variance: resulted in a motion made by David Cooper to approve as submitted. 2nd by Heather O'Grady.

The clerk polled the Board:

David Cooper:	Aye
Heather O'Grady:	Aye
Pat Liddle:	Aye
Craig Dillon:	Aye
Brian Lossow	Aye

Approved unanimously.

Request for any additional items. Non received.

Motion to adjourn made by David Copper. 2nd was made by Heather O'Grady. All in favor. Adjourned at 7:33.

For the Board,

Adrienne Fletcher, ZBA Clerk