



Town of Canaan

Zoning Board of Appeals Regular Meeting Minutes –
July 30, 2024

Present: David Cooper, Chair
Craig Dillon
Patricia Liddle
Heather O’Grady
Kevin Mulholland

Absent: Spee Braun

Others Present: Audience: 1 Peter Doyle

I. Meeting Called to Order

- Chair called the Regular Meeting of the ZBA to order at 7:00 p.m.

II. Minutes Review/Approval

- The minutes of the April 30, 2024 meeting were approved by a motion made by Pat Liddle and seconded by David Cooper. (Board Member Craig Dillon had not arrived yet.) The vote carried, as follows:

David Cooper	Aye
Patricia Liddle	Aye
Heather O’Grady	Aye
Kevin Mulholland	Aye
Spee Braun	Absent

III. Appeal Case 2024-03, Area Variance, Claire and Peter Doyle, DBA as Inspirited Adventures, 202 Queechy Lake Drive, Tax ID # 39.-1-38. RA-2 Zone.

- Seeking rear and side lot area variance
- Previous appeal was made for this parcel in 2018 but not having to do with this appeal.
- Chair reviews contents of application including narrative, building permit/denial and old survey map that shows 2 sheds that are no longer in existence.
- Seeking to add a 24’x 18’x 16’ storage shed.
- Short environmental assessment form completed.
- Application to be sent to Columbia County Planning Board due to being on County Route 30.
- **Discussion**
 - i. Chairman and Pat question DEC involvement due to the shoreline of Queechy lake. Peter Doyle said that DEC said a shed is not a new build so it is ok. Pat and David ask that Mr. Doyle get something in writing from DEC for the file.
 - ii. Chair asks for both the building site and property lines to be marked out for the Board.
 - iii. Board Member Pat Liddle asks for the shed to be added on the survey map. (Done/submitted during the meeting.)

iv. Chair gave Appellant and the Board paperwork with criteria for an area variance and asks appellant to acquaint himself with them.

- Chair makes motion to accept file as submitted but asks for the DEC response to be submitted, seconded by Craig.
- Carried as follows:

1. Motion carries:

David Cooper	Aye
Patricia Liddle	Aye
Heather O’Grady	Aye
Craig Dillon	Aye
Kevin Mulholland	Aye
Spee Braun	Absent

V. Meeting Adjourned

Meeting was adjourned at 7:44pm, motion by Chair, moved by Pat and seconded by Craig, all in favor.

Submitted by Heather O’Grady, fill in Clerk