

APPROVED
LAKE GEORGE VILLAGE ZONING BOARD MEETING
OCTOBER 7, 2009
7:00PM
VILLAGE ADMINISTRATION BUILDING
26 OLD POST ROAD - LAKE GEORGE, NY

BOARD MEMBERS PRESENT:

Ron Mogren - Chairman, Tim Hill, Kevin Merry, Dick Butler (alternate)

BOARD MEMBERS ABSENT:

Virginia Henry

OTHERS PRESENT:

Doug Frost (Enforcement Officer), Carol Sullivan (Secretary), Jim Blau (Applicant), John McMillan (McMillan Construction).

Chairman Mogren called the meeting to order at 7:02 PM.

TAX MAP: 251.10-3-61

OWNER/APPLICANT: JAMES BLAU

ADDRESS; 1 SCRIMSHAW LANE – VACANT LOT

ZONE: SINGLE FAMILY RESIDENTIAL

AREA VARIANCE APPLICATION # 0948 – review

- The owner/applicant is seeking the following area variance
 - Side yard: Required side yard setback is 15 feet. Applicant is seeking relief of 1.3' for the corner of a rear screened porch resulting in a side yard setback of 14.7 feet at that corner.
 - Rear yard: Required rear yard setback is 20 feet. Applicant is seeking relief of 3' for the corner of the garage resulting in a rear yard setback of 17 feet at that corner.
 - Front yard: Required front yard setback is a minimum of 10 feet. Applicant is seeking relief of 4 feet for the main house overhang resulting in a 6 foot setback for the area of the overhang. Applicant is also seeking relief of 1 foot for the area of the screened porch which projects to the front yard resulting in a setback of 9 feet in that area.

Jim Blau explained he would like to build a single family residence on the last vacant lot along Scrimshaw Lane. He explained the need for the variance. The board discussed the need for the variance and asked Jim if he looked at other options that would not require a variance. Jim explained he and his architect had tried to make the house fit on the lot, however, they couldn't because of parking and trying to swing into the garage. They also discussed a smaller footprint. John Mcmillian stated they had tried to adjust the footprint; the house is 30' x 28' and the design couldn't be made any smaller.

MOTION: Ron Mogren made a motion to deem the application complete. It can be sent to the appropriate boards. The public hearing date is set for November 4, 2009.

MOTION 2ND: Dick Butler

Ron Mogren	Tim Hill	Kevin Merry	Dick Butler
Aye	Aye	Aye	Aye

Aye = 4 Nay = 0. Motion carried.

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MINUTES:

September 2, 2009

MOTION: Ron Mogren made a motion to approve the September 2, 2009 minutes without changes.

MOTION 2ND: Dick Butler

Ron Mogren	Tim Hill	Kevin Merry	Dick Butler
Aye	Absent from 9/2/09 meeting	Aye	Aye

Aye = 3 Nay = 0 Motion carried.

August 5, 2009

MOTION: Ron Mogren made a motion to approve the August 5, 2009 minutes without changes.

MOTION 2ND: Dick Butler

Ron Mogren	Tim Hill	Kevin Merry	Dick Butler	Chuck Luke
Aye	Absent from 9/2/09 meeting	Aye	Aye	No longer a member of the ZBA

Aye = 3 Nay = 0 Motion carried.

MOTION: Ron Mogren made a motion to adjourn the meeting at 7:20 PM

MOTION 2ND: Tim Hill

Ron Mogren	Tim Hill	Kevin Merry	Dick Butler
Aye	Aye	Aye	Aye

Aye = 4 Nay = 0 Motion carried.

Respectfully submitted
October 8, 2009
Carol Sullivan