

**Town of Copake
Zoning Board of Appeals
Minutes - December 23, 2008**

The regular monthly meeting of the Zoning Board of Appeals of the Town of Copake, was held on Tuesday, December 23, 2008, at the Copake Town Office, 230 Mountain View Road, Copake, NY. Committee Chair, Stanley Gansowski called the meeting to order at 7:00 PM.

Present at this meeting were; Stosh Gansowski, Jeff Nayer, Frank Peteroy, Shawn McClain, and Leslie Wood.

Minutes:

Frank asked that an addition be made to the minutes of November 25, 2008, page 2, first paragraph; *I was clear in stating that I approved of the application #2008-11, Kerekes, 124 Anthony Street, to construct a garage separate from the main house, but not for the same reasons the Board has approved, and that I would have my own reasons for approval.*

Jeff made a motion to accept the addition and approve the minutes with this addition, this was seconded by Shawn. The motion carried, unanimously.

Frank continued with the following as to explain his reasons for approval of the application #2008-11;

The property is in a R1 zone - 2 acres. It is 1.002 Acres. this is a corner lot - the front yard setback is 50 ft and the side yard is 50 ft. Lot coverage is 20%.

The garage is 78.7 ft from the front yard line and 25 ft, plus or minus from the side line. Accessory buildings (232-8D. 4) requires a minimum of 10 ft from the side yard.

The combined area of the house and garage do not exceed the 20% LAC. The application is proper within the Zoning requirements.

New Business:

Public Hearings:

None

New Applications:

None

Correspondence:

A land Use Training is scheduled as follows:

3/11/09 Poughkeepsie

3/12/09 Albany

Jeff made a motion to go into executive session, this was seconded by Leslie. The motion carried, unanimously.

Shawn motioned to come out of executive session, this was seconded by Leslie. The motion carried, unanimously.

A discussion regarding the openings remaining on the Zoning a need for 1 member and 1 alternate. Teri to speak to Vana regarding placement of a public notice. Request the notice to run for 2 weeks, anyone interested should submit a letter of interest to Vana.

Leslie will Chair the regular January meeting, Teri will prepare the agenda. Stosh said he would attend if the Board Members wished.

Old Business:

None

Adjournment:

Jeff made a motion to adjourn the meeting, this was seconded by Shawn. The motion carried, Unanimously. Meeting adjourned at 8:00 PM.

Respectfully Submitted,

**Theresa A Traver
ZBA, Recording Secretary**