

**Regular Meeting
Town/Village of Lowville
Zoning Board of Appeals
Wednesday, August 24, 2022
6:30 P.M.**

RECEIVED
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BY:

The meeting was called to order by the Chair Rachel Hillegas at 6:33 p.m.

1. The Town/Village of Lowville Zoning Board of Appeals met on this date and a roll call showed the following members present:
Carla Hellinger Joseph Zehr Rachel Hillegas
Absent: Linda Lawton, Kyle Logan

Others present: Timothy Hillegas, Applicant; Lois Hillegas, Applicant;
Henry Avallone, Joint T/V Planning Board Member; Kathy Manning, Administrative Assistant

2. Reading and Approval of Minutes:
June 22, 2022 – A MOTION was made by Carla to approve the minutes as written. The motion was seconded by Joe. All members present in favor. Motion carried.
3. Communications and reports.
 - a. Comprehensive Plan: No one had a list of priorities from the plan for the town board.
4. Unfinished business:
None
5. New Business
Rachel disclosed for the record that the application to be reviewed is for her parents. The best practice would be for her to recuse herself from voting on this application. Rachel does not have a financial interest and due to only having three (3) members present, in the interest of moving the application forward, she will vote only to determine if the application is complete as a necessity. It is anticipated that there will be enough members present at the public hearing for her to recuse herself at that meeting if the application, is in fact, deemed complete.
 - a. **Application ZV2022-4**, submitted by **Timothy & Lois Hillegas**, requesting an area variance to construct a garage seven feet from the northern side property line which does not comply with Town of Lowville Zoning, Chapter 2250, Schedule B, Dimensional Requirements of 15 feet in an R-30A Zone. The property is owned by Timothy & Lois Hillegas, located at 7432 East Road, Town of Lowville, New York and is tax parcel number 195.00-01-34.400.

The application and its contents were reviewed by the board. Mrs. Hillegas explained that the proposed structure will primarily stay with the current footprint however the proposed building will enlarge the new structure slightly to allow for a breezeway to the garage. The structure will not encroach further toward the property line than the current garage. A review of the tax parcel record did not include a previous variance for the current structure.

A MOTION was made by Carla to deem Application ZV2022-4 complete scheduling the public hearing for September 28, 2022. The motion was seconded by Joe. All members present in favor. Motion carried.

6. Adjournment

A MOTION was made by Carla to adjourn the meeting. The motion was seconded by Joe. All members present in favor. Motion carried. The meeting was adjourned at 6:40 p.m.

Submitted by,

A handwritten signature in blue ink that reads "Katharine B. Manning". The signature is written in a cursive style with a large, stylized initial "K".

Katharine B. Manning
August 25, 2022

Note: These minutes have been transcribed from a recording. The minutes are not a verbatim, quoted version they are rather a documentation of the meeting with motions and resolutions included.