



**Town of Marbletown
Zoning Board of Appeals
1915-1925 Lucas Avenue
Cottekill, New York 12419**

**ZBA Meeting Agenda
December 19th, 2023
Rondout Municipal Center, Cafeteria, 6:00 P.M.**

- **Call to Order**
- **Pledge of Allegiance (No Public Hearing)**
- **Announcement & Communications**
- **Business**

1.) **2023-01 ACEO – 3050 Route 209 LLC Appeal of the CEO- New Application (X.X.)**

Applicant/Owner: 3050 Route 209 LLC, c/o Akiva Reich
Mailing Address: 776 E. 17th Street, Brooklyn, NY, 11230
Physical Address: 3050 Route 209, Kingston, NY, 12401
Agent: Victoria Polidoro, Rodenhausen Chale & Polidoro LLP
SBL: 62.1-2-9.211; 13.8 Ac +/-, A2 Zoning District
Application for the Appeal of a Code Enforcement Officer Determination

****Adjournment requested by the Applicant for the December 2023 ZBA Meeting; Application to be carried to the January 2024 Meeting****

2.) **2023-06 AV – Mollins Area Variance – Open Public Hearing (E.T.)**

Reed Mollins; 71 Cedar Hill Road, High Falls, NY, 12440
SBL: 70.3-5-3.100, R1 Zone, 3.00 Ac +/-
Requesting an Area Variance for a fence to be located in the front yard which exceeds the maximum permitted height and limits the passage of views.

****Adjournment requested by the Applicant; Application carried to the April 2024 Meeting****

- **Approval of Minutes**
 - October 2023
- **Other Business:**
 - 2024 Meeting Schedule
 - Site Plan Signature
 - Holiday Huzzah
- **Adjournment**