

Town of Marbletown
Stone Ridge, New York 12484
Physical Address: 1925 Lucas Avenue, Cottekill
Zoning Board of Appeals
Monthly Meeting
July 12, 2017

Minutes

Agenda: **Chairman Husta** called the meeting to order at 7:06pm and read the Agenda into the record

New Business

Old Business

<u>Review time/ ZBA point person</u>	<u>Applicant</u>	<u>Application</u>	<u>Location</u>	<u>Dist</u>	<u>Tax Map Number</u>	<u>Applicable Regs</u>	<u>Need and/or update</u>
<u>7:00 Tom Smiley/ Kathie Grambl ing</u>	<u>Bruce and Amy Alter</u>	<u>SUP for Modification of a portion of an existing multi use building</u>	<u>3669 Main St</u>	<u>B1</u>	<u>61.20-5- 24.111</u>	<u>200:46; 200-39</u>	<u>SEORA classification; schedule PH</u>
<u>7:30 Brian Taylor/ Max Stratto n</u>	<u>Smiley Brothers/M ohonk</u>	<u>SUP to expand kitchen end of hotel building</u>	<u>1000 Mtn rest Rd</u>	<u>A4</u>	<u>78.1-1- 22.110</u>	<u>200:46</u>	<u>SEORA Classification (needs to be Type I); 200-39</u>

Public Hearings

Attendees:

- **Present:** Will Husta, Chairman;; Paris Perry, Vice-Chair Alternate Kathie Grambling; Alternate Max Stratton
- **Absent** Brian Taylor; Tom Smiley

Consultants Present: Bonnie Franson, Planner

Announcements:

New Business:

Old Business

Application 1

Smiley Brothers/Mohonk SUP to expand kitchen end of hotel building located at 1000 Mtn rest Rd in A4 zoning at tax map number 78.1-1-22.110

Member Tom Smiley recused himself from the meeting at 7:50PM during the review of Mohonk.

Andy Allison, Architect represented the Application

Application Overview: Mohonk is requesting to add an addition onto the kitchen end of the hotel in order to re-configure the interior. The existing floors need replacing and they wish to re-configure the staff facilities and some storage. There will be no increase in use or capacity.

Bonnie Franson assisted the Board in the review

Board Input:

The Board received input from NYOPHP and reviewed the questions

The Board reviewed potential Part 2 long EAF responses prepared by Planner Franson

Official Actions:

Member Max Stratton motioned to schedule the public hearing for July 19, 2017; member Kathie Grambling seconded the motion which was thereupon called to the following vote:

Will Husta Aye

Paris Perry-Aye

Brian Taylor-Absent

Kathie Grambling-Aye

Tom Smiley-Absent

Max Stratton-Aye

The motion carried by a vote of 3 ayes; 0 nays; 2 absent; and 0 abstention/ recusal

Public Hearings: None

Action Items:

Correspondence: Towns & Topics

Kathie Grambling motioned to adjourn the meeting; Max Stratton seconded the motion which was thereupon called to a vote as follows:

Will Husta-Aye

Kathie Grambling-Aye

Brian Taylor-Absent

Paris Perry-Aye

Max Stratton-Aye

Tom Smiley-Absent

Motion carried by a vote of 4 ayes, 0 nays, 0 abstentions and 1 absent

Meeting adjourned at 8:42pm.

Respectfully Submitted,

Maggie Colan, ZBA Secretary