

TOWN OF EAST GREENBUSH ZONING BOARD OF APPEALS

TOWN HALL, 225 COLUMBIA TURNPIKE, RENSSELAER, NY 12144 (518) 694.4011 FAX (518)477-2386

MEMORANDUM

EAST GREENBUSH ZONING BOARD OF APPEALS
MEETING MINUTES
January 8, 2013

Members

Tom Calamaras, Chairman
Joyce Lapham
Jeff Pangburn
Lou Polsinello III
Bob Seward III
Domenico Pirrotta

Also Present:

Joseph Slater, Attorney
Joanne Sowalsky, Stenographer
Alison Lovely, ZBA Secretary

CALL TO ORDER / DETERMINATION OF QUORUM

Chairman Calamaras called the meeting to order and determined a quorum of six (6) members were present. Bill Ritz III was absent. Introductions were made. There is a new member on the Board. Chairman Calamaras introduced Domenico Pirrotta.

ORGANIZATIONAL MEETING:

Appointment of Vice Chairperson:

Meetings:

- Meetings will be held two times per month on the second and fourth Tuesday of each month.
- Meetings will commence at 7:30 PM in the Town Court Room.

MOTION: A motion was made by Chairman Calamaras as follows: **The Town of East Greenbush Zoning Board hereby appoints Lou Polsinello III as the Vice Chairman in absence of the Zoning Board Chairman.**

Second by Bob Seward III & roll called as follows:

**T. Calamaras -YES; J. Lapham-YES; J. Pangburn-YES; L. Polsinello III-YES;
B. Ritz III-Absent; B. Seward III- YES; D. Pirrotta-YES.**

MOTION CARRIED BY A 6-0 VOTE

Authorization for scheduling applications:

MOTION: A motion was made by Chairman Calamaras as follows: **The Town of East Greenbush Zoning Board Chairman and secretary have approval to schedule applications.**

Second by Jeff Pangburn & roll called as follows:

**T. Calamaras -YES; J. Lapham-YES; J. Pangburn-YES; L. Polsinello III-YES;
B. Ritz III-Absent; B. Seward III- YES; D. Pirrotta-YES.**

MOTION CARRIED BY A 6-0 VOTE

Appointment of Secretary:

MOTION: A motion was made by Chairman Calamaras as follows: **The Town of East Greenbush Zoning Board hereby appoints Alison Lovely as secretary.**

Second by Lou Polsinello III & roll called as follows:

**T. Calamaras -YES; J. Lapham-YES; J. Pangburn-YES; L. Polsinello III-YES;
B. Ritz III-Absent; B. Seward III- YES; D. Pirrotta-YES.**

MOTION CARRIED BY A 6-0 VOTE

PUBLIC HEARINGS:

**Reconvene ZBA Appeal #2012-18-Michael's Auto Plaza – 607 Columbia Turnpike –
Use Variance for the display and sales of new and used cars in a B-1 Zoning District.**

- Planning Board Recommendation

Chairman Calamaras read the Planning Board recommendation and supplemental report by Judy Condo into the record and stated that a packet of information was just dropped off today for the Board members. He stated that the Board needs time to review this information prior to any further discussion.

Chairman Calamaras asked 3 times whether anyone was present in favor or opposition of the applicant. There was no one present in favor or in opposition.

A motion to adjourn the public hearing until 1/22/13 was made by Chairman Calamaras – Seconded by Jeff Pangburn. Motion carried by a 6-0 vote.

ZBA Appeal #2012-19-Leon Fiacco – 118 Troy Road –Use Variance for the display and sales of monuments

- Legal Notice
- Rensselaer County Recommendation
- ZBA Application, Short EAF, Denial, Tax Map of parcel, Use Variance Criteria
- Bldg Permit Application
- Planning Board Recommendation

Mr. Taylor, owner of Taylor Monuments introduced himself and showed two photos of a picture of building & picture of building looking north. He didn't have copies for the Board but said he would bring them in at the next meeting to put them into the record. Leon Fiacco of Wynantskill introduced himself and stated that his father owns the parcel. Mr. Fiacco talked a little about the criteria for a Use Variance. He stated that there will be less traffic. The site has been vacant for more than two months. There has been no interest in the last 6 months that the place has been for sale. It was being marketed for sale by owner with a sign out front. The board attorney suggested that the applicant provide proof of trying to sell the property. Chairman Calamaras asked if there was anyone present to speak in favor of the proposal.

- Joe Curro of 59 Troy Road: spoke in favor and stated he runs the Holy Sepulche cemetery which does a lot of business with the Taylor Monument Company. He stated there is no stone company in the area except at the bottom of Route's 9 & 20 in Rensselaer.

Chairman Calamaras asked if there was anyone in opposition of the proposal. There was not.

A motion to adjourn the public hearing until 1/22/13 for further input from the applicant was made by Chairman Calamaras – Seconded by Lou Polsinello III. Motion carried by a 6-0 vote.

Jeff Pangburn stated that he would like the Chairman to speak to Joseph Cherubino about the criteria sheet as the applicants are not clear as to what they are to present in regards to them.

APPROVAL OF MINUTES:

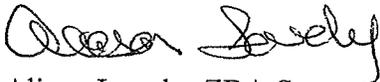
Motion by Chairman Calamaras to approve the meeting minutes of December 11, 2012. Second by Jeff Pangburn. Motion carried by a 5-0-1 vote.

NEXT MEETING: The next scheduled meeting is scheduled for January 22, 2013.

MOTION TO ADJOURN

There being no further business before the Board, the meeting was adjourned upon a motion by Chairman Calamaras. Second by Bob Seward III. Motion Carried by a 6-0 vote.

Respectfully Submitted



Alison Lovely, ZBA Secretary