

TOWN OF CHESTER
ZONING BOARD OF APPEALS

RESOLUTION

Application of Sandra L. Marciano, seeking an area variance of Section 98 of the Zoning Ordinance of the Town of Chester, as it pertains to the applicants' property at 68 Goosepond Mountain Road, Chester, New York, designated on the Town tax map as Section 4, Block 1, Lot 11.1 and located in an AR-3 District, for an application for an area variance of Section 98 of the Town Code to permit a lot size of 1.82 acres, where to Town Code requires a lot size of 3 acres.

Members Present:

Vincent Finizia, Chairman
Gregg Feigelson
Julie Bell
Walter Popailo
Dan Doellinger

Others:

David L. Gove, Esq., ZBA Attorney

Alexa Burchianti, ZBA Secretary

Whereas, the application consists of a Town of Chester Zoning Board of Appeals application form, a short environmental assessment form, and property survey, and

Whereas, a Public Hearing was scheduled for November 16, 2017 at 7:00 p.m.; and

Whereas said Public Hearing was posted with notice provided in compliance with Chester Town Code § 98-38; and

Whereas a Public Hearing was held on November 16, 2017 at 7:00 p.m., and

Whereas, the members of the Zoning Board of Appeals took into consideration the benefit to the applicant if the variance was granted, as weighed against the detriment to the health, safety and welfare of the neighborhood or community by such grant; and

Whereas, the matter was called to a vote on the granting of the variance; and

Whereas the Board voted to grant the variance;

The roll for the vote was as follows:

Members voting to grant the variance:

Vincent Finizia
Julie Bell
Gregg Feigelson
Walter Popailo
Dan Doellinger

Members voting to deny the variance:

The Chairman declared the resolution PASSED and directed the Clerk to file this resolution.

NOW THEREFORE BE IT RESOLVED, that the Zoning Board of Appeals of the Town of Chester, New York, GRANTS the area variance of Section 98 of the Zoning Ordinance of the Town of Chester, as it pertains to the applicants' property at 68 Goosepond Mountain Road, Chester, New York, designated on the Town tax map as Section 4, Block 1, Lot 11.1 and located in an AR-3 District, granting an area variance of Section 98 of the Town Code to permit a lot size of 1.82 acres, where to Town Code requires a lot size of 3 acres. Said variance is granted upon the condition the applicant comply with all Town of Chester Code ordinances as it pertains to lot line changes, including but not limited to, Town of Chester Planning Board Requirements.

DATED: November 16, 2017
Chester, New York



Vincent Finizia, Chairman

STATE OF NEW YORK)
)ss:
COUNTY OF ORANGE)

I, ALEXA BURCHianti, Secretary to the Zoning Board of Appeals of the Town of Chester, do hereby certify that the foregoing is a true and exact copy of the Resolution maintained in the office of the Town of Chester Zoning Board of Appeals, said resulting from a vote having been taken by the Zoning Board of Appeals at a meeting of said Board held on November 16, 2017



ALEXA BURCHianti, SECRETARY
TOWN OF CHESTER ZONING BOARD OF APPEALS

I, LINDA ZAPPALA, Clerk of the Town of Chester, do hereby certify that the foregoing Resolution was filed in the Office of the Town Clerk on November 21, 2017



LINDA ZAPPALA, CLERK
TOWN OF CHESTER