

**TOWN OF GALLATIN/ZBA
MINUTES OF PUBLIC HEARING
August 7, 2018**

PRESENT: Fred Simoncini-Chairman Richard Humphries- V. Chairman
Tom Garrick-member
Mike Kriz-member
Betty Harte/Secretary

Applicants– Lordeman, Kishbaugh
Ms. Green, T. Sigler, M. Klein
New Applicant: Mr. & Mrs. Kenny

CALL TO ORDER: Chairman Simoncini called the meeting to order @ 6:30 PM.

MINUTES: Motion by Fred S. to approve the July 24, 2018 meeting minutes, second by Mike K. All in favor. Motion carried.

OLD BUSINESS: Kishbaugh & Lordemann applications

Chairman Simoncini made a motion to open the Public Hearing for Mrs. Lordeman. She is seeking an area variance. Member Garrick asked how many times in the past has the property been divided. Mrs. Lordeman stated about 5. Discussion continued. Chairman Simoncini stated that to grant a variance we need to have a specific plot plan. (Not that she just wants 3-4 acres to keep). She was advised to decide exactly what she wants to do. A member of the public stated that she couldn't sell the parcel with the "shed" because it has no well. There were other negative comments regarding what she would like to do. Chairman Simoncini made a motion to close the Public Hearing, second by Mike—all in favor, motion carried.

The findings are:

- Site visits were made
- All surrounding neighbors were notified by certified mail
- Public comment was negative
- The applicant withdrew her application

A motion was made by Rich H. second by Mike K. to accept the findings. All in favor, motion carried.

A motion was made by Tom G. second by Rich H. to deny the variance. All in favor, motion carried.

NEW BUSINESS:

Chairman Simoncini called the new applicant forward. Mr. & Mrs. Kenny have submitted all paperwork. They are seeking relief from section 4.3 back yard variance, for an addition to their house. Chairman Simoncini made a motion to accept the application, second by Rich H. All in favor, motion carried. A public hearing was set for 9/18/2018.

OLD BUSINESS

Chairman Simoncini made a motion to open the Public Hearing for J. Kishbaugh. They are seeking an area variance from section 4.3. The property is located in an LDR-3 zone. The lot in

question is 2.9 acres. (Although this is a hardship situation) this would be subdividing a sub standard lot into another sub standard lot.

Mike K. made a motion second, by Rich H. t to close the Public Hearing. All in favor, motion carried.

The findings are:

- Site visits were made
- All surrounding neighbors were notified by certified mail
- There was no Public Comment
- Property is a nonconforming lot (2.9 acres)
- Would change the character of the neighborhood

A motion was made by Rich H. second by Mike K. to accept the findings. All in favor, motion carried.

A motion was made by Mike K. second by Tom G. to deny the variance. All in favor, motion carried.

ADJOURNMENT: With no further business Chairman Simoncini made a motion to close the meeting at a 7:00 PM

Respectfully submitted,
Betty Harte/Secretary
Town of Gallatin/ZBA