

AGENDA - ZONING BOARD OF APPEALS
MEETING OF WEDNESDAY, AUGUST 17, 2022 - 7:00 PM

1.) REVIEW MINUTES FROM THE JULY 20, 2022 ZONING BOARD MEETING

TABLED FROM THE MAY 18, 2022 MEETING

1.) Peter McMann, owner of 5412 Ridge Road West. - Applicant is requesting to be tabled until October

The applicant is requesting relief from Town Zoning, Article VI, subsection 165-40 D, Special Permitted Uses, to allow the use of an animal boarding facility subject to, Article IX, subsection 165-57. Owner is requesting relief from Article IX, subsections 165-57 (A) & (D) to allow the animal boarding facility on a lot with 3.96 acres and with a building located approximately 20' from the road and 30' from the side property line. The property is zoned Highway Commercial.

TABLED FROM THE JULY 20, 2022 MEETING

2.) Carol Malone, owner of 208 Collamer Rd. – Applicant is requesting to be tabled until September

The applicant is requesting relief from Town Zoning, Article VII, subsection 165-41 (B) (Permitted principal uses), to allow the use of a construction business with an equipment repair shop facility and outdoor storage of materials and equipment. The property is zoned Light Industrial.

NEW BUSINESS

3.) Kevin Brongo, owner of 5 Sand Dunes Trail. (Pine Hill Estates Subdivision)

The applicant is requesting relief from Town Zoning Article V, subsection 165-33 (E) (1) to allow a 40 foot front setback for the proposed Single-family dwelling. Town code requires a front setback for Single-family – nonfarm dwellings of 60 feet. This property is zoned Medium Density Residential.

4.) Kevin Brongo, owner of 11 Sand Dunes Trail. (Pine Hill Estates Subdivision)

The applicant is requesting relief from Town Zoning Article V, subsection 165-33 (E) (1) to allow a 40 foot front setback for the proposed Single-family dwelling. Town code requires a front setback for Single-family – nonfarm dwellings of 60 feet. This property is zoned Medium Density Residential.

5.) Kevin Brongo, owner of 51 Sand Dunes Trail. (Pine Hill Estates Subdivision)

The applicant is requesting relief from Town Zoning Article V, subsection 165-33 (E) (1) to allow a 40 foot front setback for the proposed Single-family dwelling. Town code requires a front setback for Single-family – nonfarm dwellings of 60 feet. This property is zoned Medium Density Residential.

6.) Kevin Brongo, owner of 55 Sand Dunes Trail. (Pine Hill Estates Subdivision)

The applicant is requesting relief from Town Zoning Article V, subsection 165-33 (E) (1) to allow a 40 foot front setback for the proposed Single-family dwelling. Town code requires a front setback for Single-family – nonfarm dwellings of 60 feet. This property is zoned Medium Density Residential.

7.) Kevin Brongo, owner of 59 Sand Dunes Trail. (Pine Hill Estates Subdivision)

The applicant is requesting relief from Town Zoning Article V, subsection 165-33 (E) (1) to allow a 40 foot front setback for the proposed Single-family dwelling. Town code requires a front setback for Single-family – nonfarm dwellings of 60 feet. This property is zoned Medium Density Residential.

8.) Stacy Edgecombe, owner of 141 Payne Beach Rd.

The applicant is requesting relief from Town Zoning Article XVI, subsection 165-128 (B) (1) & (3) to allow 64 linear feet of 6 foot tall fencing to be constructed in the rear yard on a 2.55 acre lot. In this zoning district Town Code allows fences up to 4 feet tall on lots 2 acres or more in size. This property is zoned Rural Residential.

FOR ADDITIONAL INFORMATION, APPLICATION/FOLDERS CAN BE REVIEWED IN THE BUILDING DEPT