

APPROVED
JOINT TOWN/VILLAGE OF CLAYTON
ZONING BOARD OF APPEALS

January 28, 2019

The meeting opened at 7:04 PM with the following members present: Chairman Jim Kenney, Dale MacLaughlin, Lori Arnot, Ashley Pastorius and alternate Chip Garnsey. Absent Steve Mack

Also Present: Zoning Officer Richard Ingerson and Ashley Pastorius as Recording Clerk

Townspople Present: Mary Zovistoski, Beverly Morisey, Michael Hazlewood, and Jeff Firnstein.

At 7:04pm Chairman Jim Kenney called the meeting to order.

At 7:04pm **MOTION** made by Dale MacLaughlin, 2nd by Lori Arnot to approve December 2018 meeting minutes. Motion carried.

7:05 PM—Village—Wood Boat Brewery, 625 Mary Street, Clayton, in the Riverwalk-A District. Area Variance Application.

Michael Hazlewood, owner of Wood Boat Brewery is requesting a 6'7" north front yard variance to construct a roof over existing deck to shield from the elements. The roof will only be on the front of the building and not on the sides and will have a 1' overhang off the deck. Chairman Kenney was concerned about the overhang causing snow to fall onto the side walk. Hazlewood advised that the roof would be asphalt and the pitch of the roof would be nearly flat. He also advised that down the road he would look into adding a temporary clear canvas paneling around the deck/patio to further protect from the elements.

Beverley Morisey is the next-door neighbor and voiced concerns about the roof possibly obstructing her view of the river from her back deck.

At 7:14 PM **MOTION** made by Dale MacLaughlin, 2nd by Lori Arnot to declare a Type II action. Motion carried.

At 7:15 PM **MOTION** made by Chip Garnsey, 2nd by Ashley Pastorius to close the public hearing. Motion carried. Chairman Kenney conducted the finding of fact.

At 7:31 PM **MOTION** made by Dale MacLaughlin, 2nd by Chip Garnsey to approve the application and adding that a temporary enclosure may be added at a later date.

Aye: MacLaughlin, Kenney, Pastorius, Arnot, and Garnsey

Nay: None Abstain: None Absent: Mack

7:38 PM—Village—Jeffrey Firnstein, 25 Washington Island, Clayton, in the Resort-Single Family Residential District. Area Variance Application.

Jeffrey Firnstein is requesting a 30' East front yard variance to square up and improve safety of deck. There is currently a 0' setback. Once the deck passes the property line into the water it then becomes a

dock, not a deck. When that happens the board cannot approve anything past the property line and the owner will need to complete a waterfront assessment form.

At 7:51 PM **MOTION** made by Chip Garnsey, 2nd by Dale MacLaughlin to declare a Type II action. Motion carried.

At 7:51 PM **MOTION** made by Dale MacLaughlin, 2nd by Chip Garnsey to close the public hearing. Motion carried. Chairman Kenney conducted the finding of fact.

At 8:10 PM **MOTION** made by Lori Arnot, 2nd by Ashley Pastorius to approve the application.

Aye: MacLaughlin, Kenney, Pastorius, Arnot, and Garnsey

Nay: None Abstain: None Absent: Mack

At 8:15 PM **MOTION** made by Lori Arnot, 2nd by Dale MacLaughlin to adjourn the meeting. Motion carried.

Respectfully Submitted,

Ashley Pastorius, Recording Clerk