



Town of New Paltz Zoning Board of Appeals
Regular Meeting of Monday, **August 21, 2023**
In-Person, Live-streamed/Recorded at 7:00 p.m.

APPROVED MINUTES

Present: Leonard Loza, Chair
Steven Esposito, Member
Amy Donnelly, Member
John Gotto, Member
Katherine Fuller, Member

Also Present: Joseph Moriello, Esq., Counsel for the Zoning Board
Kristine Tabasko, Planning/Zoning Secretary

The Chair opened the meeting at 7:00 p.m. Ms. Fuller arrived at 7:03 p.m.

Chair Loza did a quorum check for the September 18, 2023 meeting, and all members in attendance indicated they are available to attend.

Chair Loza asked if there was anyone in attendance either in person or via Zoom who wished to make a public comment, and there was none.

Application Review

AREA VARIANCE REQUEST

ZB23-382

Location: 156 Mountain Rest Road

Applicant: Anna Pomykala

Zoning District: A-3 SBL: 78.3-1-29

The applicant appeared before the Board and stated her reasons for requesting a front yard variance for a six-foot fence. The Chair explained the process including a requirement for a public hearing and referral to the Ulster County Planning Board.

A motion to set a public hearing for the area variance application of 156 Mountain Rest Road for September 18 was moved by Ms. Donnelly and seconded by Mr. Gotto with all voting in favor.

Other Business

The Chair instructed the secretary to resend the draft meeting minutes for April 17 and May 15 to the Board for review.

The Chair reminded the Board that the public hearing for a Use Variance application for 235 Main Street (ZB23-067) was still open and the applicant had recently stated that they will either submit additional documents or withdraw the application within the next month.

Mr. Moriello instructed the secretary to contact the applicant again and acknowledge their plans to submit or withdraw in the next 30 days, and advise them that should they do nothing, the Board will be closing the public hearing and making a decision based on the submissions received to date at the meeting of September 18. The pink public hearing signs must be posted on the site until September 18.

A motion to extend the public hearing for the use variance application of 235 Main Street to September 18 was moved by Ms. Donnelly and seconded by Mr. Gotto with all voting in favor.

A motion to adjourn was moved by Mr. Gotto and seconded by Ms. Donnelly with all voting in favor.

Prepared by Kristine Tabasko

This meeting is viewable online at: <https://www.youtube.com/watch?v=idbuPX6Geu8>