

Village of Cold Spring Zoning Board of Appeals
85 Main Street, Cold Spring New York 10516
Phone (845) 265-3611
Workshop meeting

June 5, 2014

Present: Chair, Marie Early, members: Alison Anthoine and John Martin; also present were Nancy Tagliaferro, legal counsel for the ZBA.

Members absent: Greg Gunder and Ed Murphy

a. Peter Farrell, 191 Main St.

The Applicant proposed an addition and a deck to the south side of the residence. The Board reviewed the application form for completeness, identified the additional materials required, and reviewed a list of neighbors to be notified for the public hearing. The instructions for noticing neighbors were given to the applicant. The legal notice will be emailed to him by June 6, 2014.

The following items must be in the ZBA box by Monday, June 9, 2014. The Applicant needs 8 copies of each item.

- Completed application including the fee to cover the escrow.
- Property survey listing dimensions including the cold storage building.
- Conformance sheet.
- Copy of the deed.
- Building Department denial letter.
- Site plan showing existing and proposed.

A public hearing was scheduled for Thursday, June 19, 2014 at 7:00 PM at the Village Hall.

b. Jeffrey Phillips, 35 Parsonage St.

The Applicant proposed a covered porch addition to the east side of the residence replacing the current porch, a porch to the north side of the residence replacing a porch and bulk head (similar to a retaining wall) on the north side of the residence, and a new reframed roof over the entire residence and additions.

A list of neighbors to notify of the public hearing was reviewed. The Board will confirm whether or not plans need to be stamped by an architect or if the applicant's contractor license is acceptable.

After reviewing all the paperwork submitted by the applicant the board noted it was complete and a public hearing was scheduled for Thursday, June 19, 2014 at 7:45 PM at the Village Hall.

Board business:

It was noted that minutes can be approved at any meeting; the Board does not have to wait for a regular monthly meeting to approve minutes.

A. Anthoine moved to adjourn and J. Martin seconded the motion. The meeting adjourned at 8:38 PM

Marie Early, Zoning Board of Appeals Chair

Date

