

Town of Otsego Zoning Board of Appeals
Minutes (Unapproved) – October 8, 2019

REGULAR MEETING

A special Town of Otsego Zoning Board of Appeals (ZBA) meeting was held on this date at the Town Office Building in Fly Creek, NY. Chairman Greg Crowell called the meeting to order at 10:34 AM and led the Pledge of Allegiance.

Roll call was taken by Secretary Bill Deane. Board members present were Crowell, John Tedesco (Vice-Chairman), and Dean Robinson. With John Dewey and Wally Melnichenko absent, alternate members Tony Scalici and Mary Anne Whelan joined the meeting table. Zoning Enforcement Officer Ed Hobbie was also present.

Chairman Crowell asked if anyone had a potential conflict with today's applicant. No one reported any conflict.

There was no correspondence received since the last meeting. The Board moved on to the application.

APPLICATION

19.08 – Caleb Edgington (Josh Edmonds) – Area variance, construction of new home – 1133 County Highway 26 (#98.00-1-1.01)

Josh Edmonds of Simple Integrity represented applicant Caleb Edgington, and said he would bring a representation letter to the next meeting. Edgington has a valid building permit and was set to start construction of a new residence on his property (in the same location as the previous Lady Ostapeck residence), when NYSEG advised him that the building site was in their right-of-way. The proposed relocation of his building site is within 50 feet of County Highway 26, ten feet closer than permitted by the *Land Use Law*. He thus needs a ten-foot variance on the east side.

The Board examined the documents submitted, including building plans and a list of neighbors. Edmonds said he had already contacted the neighbors to apprise them of the situation.

John Tedesco expressed concern about setting a precedent by holding a special meeting due to an applicant's inconvenience. Chairman Crowell explained that this application was made "in extremis," thus the special meeting and exception to the Board's normal procedure. This situation was not the fault of the applicant, and if he had to wait until November 19 or later for his public hearing, he may lose his opportunity to build before next spring.

Dean Robinson moved to deem the application complete and schedule a public hearing for October 15. Tony Scalici seconded the motion and it was approved, 5-0. Clerk Bill Deane will send out notices to neighbors and to the *Daily Star* within the next 24 hours.

With no further business, at 10:43 Chairman Crowell adjourned the meeting.

Respectfully submitted,
Bill Deane, Secretary