

**Town of Catskill Zoning Board of Appeals  
Monthly Meeting**

August 12, 2020 6:00PM  
Catskill Town Hall

**Present:** ( Zoom media ) Lynne Zubris, , Margie Garafalo, : Mary Beth Lange , Secretary Patricia Case-Keel.

**Absent :** Chairman- Gary Harvey Vice Chairman- Ben Decker,

Also Present: Elliot Fishman ( CEO).

Lynne Zubris opened the meeting at 6:00 p.m.

**Approval of Minutes:**

Mrs. Lange made a motion to approve Meeting Minutes of July 8, 2020 as Written, seconded by Mrs. Garafalo.

**Roll Call Vote:**

<i><b>Ben Decker</b></i>	<i><b>Absent</b></i>
<i><b>Lynn Zubris</b></i>	<i><b>Aye</b></i>
<i><b>Mary Beth Lange</b></i>	<i><b>Ayet</b></i>
<i><b>Chairman- Gary Harvey</b></i>	<i><b>Absent</b></i>
<i><b>Margie Garafalo</b></i>	<i><b>Aye</b></i>

***Motion Carried.***

**NEW BUSEINSS:**

**Area Variance V-10-2020 Scott Hughes 1268 Bogart Rd. Catskill.**

Mr. Hughes is requesting a 15.5' front yard variance in order to construct a 2 story addition to a single family dwelling . The applicant submitted an application along with a sketch plan.

The Board reviewed the plans.

Ms. Zubris stated the Board will schedule a site visit, and also a Public Hearing to be held on September 9,2020 at 6:05 PM

**Area Variance V-11-2020 Richard & Joanne Ziello 567 Kings Rd. Catskill.**

There was no one representing V-11-2020 in attendance at this night's meeting.

**Area Variance V-12-2020 Donna Chewins 36 Malden Ave Palenville .**

There was no one representing V-12-2020 in attendance at tonight's meeting.

**Area Variance V-13-2020 Ellwood Vantassell 77 Allen St. Catskill.**

Mr. Vantassell is requesting a 16.5 side variance and 13' side variance for the placement of a mobile home .The applicant has submitted an application along with a sketch plan for the proposed project.

The Board reviewed the plans.

Ms. Zubris stated this request for an V-13-2020 will be sent to the Greene County Planning Board for a 239 Review since the parcel is within 500' of Rt. 9W. The Board will schedule a site visit, and also will schedule a Public Hearing to be held on September 9, 2020 at 6:15 PM.

Ms. Zubris thanked the applicant .

**Area Variance V-14-2020 Cathy & Ben Ballone 400 Game Farm Road . Catskill.**

Charles Holtz was representing the applicants at tonight's meeting. The applicant is requesting a 17.3' and a ,5.5', and a 27.5' side variance and a 97.9 rear variance for a proposed subdivision in order for the applicant to hold an existing fence line as part of the boundary lines The applicant has submitted an application along with a sketch plan .

The Board reviewed the plans.

Ms. Zubris stated because this project is adjacent to the Town of Cairo boundary line the project will be required to obtain a 239 Review with the County Planning Board and the Zoning Board will send the Town of Cairo a letter in order to notify them of this project.

The Zoning Board scheduled a Public Hearing for V-14-2020 to be held on September 9, 2020 at 6:25 P.M.

Mrs. Garafalo made a motion to adjourn, seconded by Ms. Lange

**Roll Call Vote:**

<b><i>Ben Decker</i></b>	<b><i>Absent</i></b>		
<b><i>Lynn Zubris</i></b>	<b><i>Aye</i></b>		
<b><i>Mary Beth Lange</i></b>	<b><i>Ayet</i></b>		
<b><i>Chairman- Gary Harvey</i></b>	<b><i>Absent</i></b>		
<b><i>Margie Garafalo</i></b>	<b><i>Aye</i></b>	<b><i>Motion Carried.</i></b>	<b><i>Meeting Adjourned at 6:38 PM</i></b>

***Sincerely***

***Patricia Case –Keel  
Zoning Board Secretary***

***Approved as Amended 9/9/2020  
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