

TOWN OF EAST GREENBUSH ZONING BOARD OF APPEALS

TOWN HALL, 225 COLUMBIA TURNPIKE, RENSSELAER, NY 12144 (518)694-4011 FAX (518)477-2386

MEETING AGENDA TUESDAY, APRIL 27, 2021 7:30PM

7:30 PM CALL TO ORDER

PUBLIC HEARINGS:

ZBA Appeal #2021-03-Nettinger-1266 Best Road-Area Variance-Solar Array

ZBA Appeal #2021-04-Craw-45 Acorn Avenue-Area Variance-Garage with egress on two frontages

SEQR DETERMINATION & RECOMMENDATION:

ZBA Appeal #2021-03-Nettinger-1266 Best Road-Area Variance-Solar Array

ZBA Appeal #2021-04-Craw-45 Acorn Avenue-Area Variance-Garage with egress on two frontages

WORKSHOP/DELIBERATION:

ZBA Appeal #2021-03-Nettinger-1266 Best Road-Area Variance-Solar Array

ZBA Appeal #2021-04-Craw-45 Acorn Avenue-Area Variance-Garage with egress on two frontages

NEXT MEETING:

May 11, 2021 - To be cancelled

STATUS –APPEALS ON MAY 26, 2021:

ZBA Appeal #2021-05-Mabey's-486 Third Avenue Ext.-4 Area Variances-Sign

ZBA Appeal #2021-06-Kretzschmar-24 Rysedorph Lane-Area Variance-Shed-Rear Setback

APPROVAL OF MINUTES:

April 13, 2021

Notice Regarding Zoning Board Meeting

Pursuant to Executive Order No. 202.1, issued by Governor Cuomo on March 12, 2020, and advisories issued by Federal, State and Local officials related to the COVID-19 virus, the Zoning Board will convene its April 27, 2021 Board Meeting remotely as follows:

The Board Meeting will commence at 7:30 PM and will be conducted through the use of Zoom, a web-based video conferencing tool with local, desktop client and smartphone applications that will allow the Planning Board members and those with business before the Board to participate electronically and remotely by audio and with or without a video connection.

In order that members of the public can view the proceedings, the meeting will be live-streamed on the Town's YouTube Channel. To view the Live Stream, go to the Town's YouTube Channel at https://www.youtube.com/channel/UCzStopZCsgZKn_GV0i1WalA.

Members of the public with questions and/or comments can send correspondence to info@eastgreenbush.org. Correspondence sent to this email will **not** be answered in real time.

Please note that this meeting will be conducted remotely only and will not be held at Town Hall, which is currently closed.

Pursuant to Executive Order No. 202.1, this meeting will be recorded and transcribed and posted to the Town's website.

NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE that the ZONING BOARD of the Town of East Greenbush will hold a public hearing on April 27, 2021 beginning at 7:30 pm to consider the following matter:

Appeal number # 2021-03 the appeal of John Nittinger of 1266 Best Road East Greenbush, NY 12061. The applicant proposes to construct a ground surface solar array covering 8.25 acres. The review of the proposed work will not comply with the following provisions of the Town Zoning Law: Local Law #1 of 2017 and amended by Local Law #3 of 2017, limits ground mounted solar systems to 2.5 acres maximum. Therefore the proposed action requires an Area Variance for the property located at 1266 Best Road, East Greenbush NY. Tax Map # 156.-3-9

Pursuant to Executive Order No. 202.1, issued by Governor Cuomo on March 12, 2020, and advisories issued by Federal, State and Local officials related to the COVID-19 virus, the Zoning Board will convene the public hearing remotely as follows:

The Public Hearing will commence at 7:30 pm and shall be conducted through the use of Zoom, a web-based video conferencing tool with local, desktop client and smartphone applications that will allow Board members and the public to participate electronically and remotely by audio and with or without a video connection. The meeting will also be live streamed on the Town's YouTube Channel.

To access the Board's public hearing, you have several options:

1. Go to www.zoom.us and download the free application. Once downloaded, enter 870 0853 1675 as the "Join Meeting" invitation code.
2. Click on <https://us02web.zoom.us/j/87008531675>
3. With a smartphone, utilize one click id: +16468769923, 864 6304 0886# US (New York)
4. Call +1 646 876 9923 with your phone, and then enter Meeting ID: 870 0853 1675.

Important notes for voice-only participants: Please note that when dialing in (voice only) you may experience time on hold until being admitted to the meeting. To protect the privacy of your phone number please call in dialing *67 before +1 646 876 9923.

To view the Live Stream, go to the Town's YouTube Channel at https://www.youtube.com/channel/UCzStopZCsgZKn_GV0i1WalA.

Please note that this public hearing will be conducted remotely only and will not be held at Town Hall, which is currently closed. Please be patient upon joining the meeting. You will be provided instructions on how to deliver your comments once in the meeting.

Pursuant to Executive Order No. 202.1, this meeting will be recorded and transcribed and posted to the Town's website.

Written comment may be submitted to the Zoning Board by email to aloveley@eastgreenbush.org or to the Zoning Board, Town of East Greenbush, 225 Columbia Turnpike, Rensselaer, New York 12144 at any time prior to the hearing.

BY ORDER OF THE ZONING BOARD OF APPEALS

DATED APRIL 13, 2021

JEFF PANGBURN, CHAIRMAN

ZONING BOARD OF APPEALS

TOWN OF EAST GREENBUSH

FOR ADDITIONAL INFORMATION REGARDING THIS ACTION CALL THE EAST GREENBUSH ZONING DEPARTMENT AT 694-4011.

FOR ADDITIONAL INFORMATION REGARDING THIS ACTION CONTACT THE EAST GREENBUSH PLANNING AND ZONING DEPARTMENT BY EMAIL AT ALOVELEY@EASTGREENBUSH.ORG.

NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE that the ZONING BOARD of the Town of East Greenbush will hold a public hearing on April 27, 2021 beginning at 7:30 pm to consider the following matter:

Appeal number # 2021-04 the appeal of Ricki & Marianne Crow of 45 Acorn Avenue Rensselaer, NY 12144. The applicant proposes to construct a 30' x 40' garage with access on two frontages. The Town of East Greenbush Planning Board hereby finds that the plat as proposed would violate Section 2.5.D.03.b of the Town's Comprehensive Zoning Law and hereby refers this project to the Zoning Board of Appeals in accordance with Town Lawn Section 277 Sub-section 6. Therefore the proposed action requires an Area Variance for the property located at 45 Acorn Avenue, East Greenbush NY. Tax Map # 154.68-9-1

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