

VILLAGE OF WARWICK
ZONING BOARD OF APPEALS
APRIL 16, 2018

The monthly meeting of the Village of Warwick Zoning Board of Appeals was held on Monday, April 16, 2018. Present were: John Prego, Jonathan Burley, John MacDonald and Zoning Board attorney, Robert Fink. Others present were: Peter Van de Water.

A MOTION was made by John Prego, seconded by Jonathan Burley and carried to accept the minutes of the June 19, 2017 meeting. (3 Ayes)

96 WEST STREET

AREA VARIANCE

PETER VAN DE WATER

The public hearing notice was waived due to the lack of public attendance.

Mr. Prego – How much further will you be going out from the porch?

Mr. Van de Water – About 6.5 ft.

Mr. Fink – Is this a one or two story house?

Mr. Van de Water – One story.

Mr. MacDonald – Can you put the addition off the back of the house?

Mr. Fink – He would still require variances.

Mr. Van de Water – I couldn't anyway because of the deck, porch and that is the other egress to the house.

Mr. MacDonald – Instead of enclosing and enlarging the porch could you extend the room from a connecting room behind the porch?

Mr. Van de Water – No there is a staircase there that can not be removed or moved.

The Board reviewed the 5 criteria's:

- 1) Undesirable – No
- 2) Substantial – Numerically but the property is pre-existing/non-conforming
- 3) Adverse Effect – No
- 4) Self-Created – Yes
- 5) Achieved by Another Method – No

A MOTION was made by John Prego, seconded by Jonathan Burley and carried to type this as an Unlisted Action with no adverse effect under SEQR. (3 Ayes)

A MOTION was made by John Prego, seconded by Jonathan Burley and carried to grant approval to the application as advertised. (3 Ayes)

A MOTION was made by Jonathan Burley, seconded by John Prego and carried to adjourn the meeting. (3 Ayes)

Respectfully submitted;

Maureen J. Evans,
ZBA secretary