



TOWN OF VERNON

OFFICE OF
ZONING ADMINISTRATION

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APPROVED Minutes of August 28, 2019 Zoning Board of Appeals Special Meeting and Public Hearing

Attendees: Regular Members: Chairman, James Ferguson, Jr., Howard Steinberg
Jennifer Roy and Carmen Melaragno
Alternate Members: Robert Mullan

Also present: Andy Marchese, Zoning Enforcement Officer/Staff Liaison
Kathleen Minor, Recording Secretary

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VERNON TOWN CLERK
20 JAN -3 PM 12: 31

The meeting was called to order at 6:27 pm., Chairman James Ferguson, Jr. read the opening statement and explained the voting requirements.

All Members of the Board and Staff introduced themselves.

#1 Discussion and Vote on Application ZBA-2019-02

Jennifer Roy, Secretary read the Application into record at 6:30 pm.

Application # ZBA-2019-02 **Marcee Vanbuskirk, Applicant**, seeking a Variance from **Section 4.4.1.8 Maximum lot coverage when not in an aquifer protection zone: 25%** to allow lot coverage of 28% to construct a new 24' x 35' two car garage, **on the property located at 20 Claire Road**, in the R-27 Zone.

The Legal Notice was published in the Journal Inquirer on August 14, 2019 and August 21, 2019

Alternate Robert Mullan was seated as a regular member.

Applicant, Marcee Vanbuskirk, of 20 Claire Road spoke on behalf of the Application.

Mark Peterson, of Gardner and Peterson Associates, LLC, spoke on behalf of the Application.

Joe Nerone, Cardinal Management, was also present on behalf of the Application.

Discussion ensued.

Public Hearing was closed at 6:37 pm.

Jennifer Roy made a motion to approve Application ZBA-2019-02 seeking a variance from section 4.4.1.8 maximum lot coverage when not in an aquifer protection zone: 25% to allow lot coverage to 28% to construct a new 24'x35' two car garage at 20 Claire Road in the R-27 Zone.

Howard Steinburg seconded and the motion carried with four (4) members (James Ferguson, Jr., Howard Steinburg, Jennifer Roy, Carmen Melaragno) in favor and one (1) member (Robert Mullan) opposed.

The Variance was granted and the hardship is lot configuration.

#2 Review Draft Minutes of May 15, 2019 ZBA Meeting:

Jennifer Roy made a motion to accept the minutes of May 15, 2019 as presented. Howard Steinburg seconded and the motion carried unanimously.

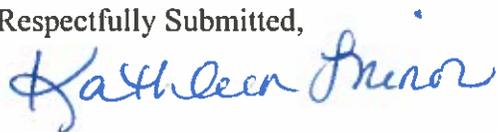
#3 Other business:

Chairman James Ferguson Jr. announced that he resigned from the Zoning Board of Appeals effective at the end of the meeting.

#4 Adjournment:

Chairman James Ferguson Jr. ended the meeting at 6:43pm.

Respectfully Submitted,



Kathleen Minor
Recording Secretary