

**East Hampton Zoning Board of Appeals
Regular Meeting
February 14, 2011
Town Hall Meeting Room
7:00 P.M.**

Unapproved Minutes

1. **Call to Order:** Chairman Nichols called the ZBA Meeting of February 14, 2011 to order at 7:00PM.

Members Present: Chairman Charles Nichols, Brendan Flannery, Don Martin, and Vincent Jacobson

Alternate Members Present: Lori Wilcox

Absent: Linda Dart, Tom Keegan and Robert Hines

Staff Present: Planning, Zoning & Building Administrator James Carey.

2. **Seating of the Alternates:** Lori Wilcox was seated
3. **Legal Notice:** Mr. Carey read the legal in for the record.
4. **Approval of Minutes.**

- a. **January 10, 2011 Regular Meeting:**

Mr. Martin moved, and Mr. Jacobson seconded to approve the minutes of the January 10, 2011 meeting. The motion carried unanimously.

5. **Application of John Boyce, 3 Oak Knoll Road, requesting a variance from Section 6.1, side setback from 25 to 23'.1" to construct an addition. Map 02A/Block 47/ Lot C1**

John Boyce, 3 Oak Knoll Road was before the Agency for approval to construct a family room at his property. Mr. Flannery asked if this was already nonconforming, and it was.

Chairman Nichols asked if there was anyone present to speak for or against this application, hearing none, the public hearing portion of this application was closed.

Mr. Flannery moved to grant this application of John Boyce, 3 Oak Knoll Road, requesting a variance from Section 6.1, side setback from 25 to 23'.1" to construct an addition. Map 02A/ Block 47/ Lot C1, with the hardship being topography of the lot. The motion was seconded by Mr. Martin. The motion carried unanimously.

6. **Application of Martin Podskoch, 43 O'Neill Lane, requesting a variance from Section 6.1, side setback from 15' to 9', to construct a garage. Map 10A/Block 83/Lot 24**

Mr. Podskoch was before the agency with his architect to explain the proposed addition to the current existing structure.

Chairman Nichols asked if there was anyone present to speak for or against this application, hearing none, the public hearing portion of this application was closed.

Mr. Flannery moved to approve this application of Martin Podskoch, 43 O'Neill Lane, requesting a variance from Section 6.1, side setback from 15' to 9', to construct a garage. Map 10A/Block 83/Lot 24 as presented with the hardship being this location would be the least disruptive to the lot and the fact that there are existing sewer lines

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on the other part of the property. The motion was seconded by Ms. Wilcox. The motion carried unanimously.

7. Old Business: None

8. Communications: None

9. New Business: None

10. Adjournment

Mr. Flannery moved to adjourn the ZBA meeting. The motion was seconded by Mr. Martin. The motion carried unanimously. Meeting Adjourned: 7:17PM

Respectfully Submitted

**Kamey Peterson
Recording Secretary**