

EAST HAMPTON ZONING BOARD OF APPEALS
Regular Meeting
August 13, 2018
Town Hall Meeting Room

MINUTES

- 1. Call to Order:** Mr. Walton called the meeting to order at 7:00 pm.

Mr. Pfaffenbach made a motion to appoint Mr. Walton as Chairman Pro Tem. The motion was seconded by Mr. Jacobson. *Vote: 4 Yes; 0-No. The motion passed.*

- 2. Seating of Alternates**

Present: Chairman Pro Tem Matthew Walton, Regular Members: Mr. Jacobson, Mr. Pfaffenbach, Mr. Spack (Mr. Spack arrived after the vote for agenda item#1) and Ms. Powell.

Absent: Alternate Robert Hines.

- 3. Election of Officers:**

Mr. Pfaffenbach made a motion to move Agenda Item #3 to 7A. Ms. Powell seconded the motion. *Vote: 5 Yes; 0-No. The motion passed.*

- 4. Legal Notice**

Staff read the August 13, 2018 Legal Notice into the record.

- 5. Approval of Minutes:**

A. July 9, 2018 Regular Meeting – Mr. Pfaffenbach made a motion to approve the July 9, 2018 minutes as written. The motion was seconded by Chairman Pro Tem Walton. *Vote: 3 Yes; 2 Abstentions: (Ms. Powell and Mr. Spack were not present at the July meeting). The motion passed.*

- 6. Applications:**

A. Application ZBA-18-006, Sabrina Pools, Inc., 36 Charles Mary Drive, for a variance to increase the lot coverage from 10% to 10.89% to erect a 20' x 45' in ground pool. Map 06/Block 12/Lot 11. Mr. Ronald Nadeau, owner of Sabrina Pools, Inc. presented. He stated that he is proposing construction of an in ground pool and is unclear as to why a variance is needed to increase the lot coverage. He feels that the pool does not create additional run-off so he is unclear about the concern. Chairman Pro Tem Walton explained that the pool structure and curtain around it increases the amount of coverage allowed. Ms. Powell stated that water is not an impervious surface so she questioned why it is being included in the coverage. Mr. DeCarli (Zoning Official) was available by telephone and provided the following explanation from the Zoning Regulations: the pool structure stops the water from penetrating the earth therefore it is included in the amount of coverage. Ms. Powell asked the homeowners how much coverage they currently have. Mrs. Carl explained that she has 9.7% coverage which includes the house, driveway and shed and that the pool structure will increase it to 10.89%. Chairman Pro Tem Walton asked for public comments at this time. There was a neighbor present (he did not identify himself) who supported the application. Ms. Powell explained to the applicant and

homeowners that they can table the application and address it with the Zoning Official or they can allow the ZBA members to vote and they can either accept the vote or dispute it. Chairman Pro Tem Walton added that in order for the variance to pass, 4 affirmative votes would be necessary and he gave them the option to postpone the application or to proceed with a vote. The applicant and homeowners agreed to have the members vote on the application. Mr. Spack made a motion to approve the variance for Application ZBA-18-006, Sabrina Pools, Inc., 36 Charles Mary Drive, for a variance to increase the lot coverage from 10% to 10.89% to erect a 20' x 45' in ground pool. Map 06/Block 12/Lot 11. The motion was seconded by Mr. Pfaffenbach. ***Vote: 5-Yes; 0-No. The motion passed.***

7. New Business:

- A. Election of Officers:** Mr. Pfaffenbach made a motion to appoint Mr. Walton as Chairman. Mr. Spack seconded the motion. ***Vote: 5 Yes; 0-No. The motion passed.*** Mr. Pfaffenbach made a motion to appoint Mr. Spack as Vice-Chairman. Chairman Walton seconded the motion. ***Vote: 5 Yes; 0-No. The motion passed.***

8. Old Business: None.

- 9. Adjournment:** Mr. Pfaffenbach made a motion to adjourn at 7:26 p.m. The motion was seconded by Vice-Chairman Spack. The vote was unanimous in favor.

Respectfully Submitted,

Christine Castonguay
Recording Secretary