

**TOWN OF KENDALL
ZONING BOARD OF APPEALS
MEETING MINUTES**

Tuesday, September 8, 2015 - 7:00 p.m.

CALL TO ORDER: Zoning Board member Shad Speer called the meeting to order at 7:02 p.m.

ATTENDANCE:	Chair, Patrick Bolton	- absent
	Fletcher Rowley	- present
	Becky Charland	- present
	Kevin Banker	- absent
	Shad Speer	- present

Also present: Harvey and Jacque Strassner, 16621 Banner Beach Rd., Kendall, NY., Code Enforcement Officer Paul Hennekey and Recording Secretary Tammy Bakutis.

APPROVAL OF MINUTES: Minutes from the August 11, 2015 meeting submitted by Recording Secretary Bakutis were reviewed. Fletcher Rowley motioned to accept the minutes as presented, seconded by Becky Charland. All in favor.

PUBLIC HEARING FOR A VARIANCE - TAX ID 10.11-1-26

Zoning Board member Shad Speer opened the public hearing at 7:15 p.m. He read the public notice:

Notice is hereby given that a public hearing will be held by the Zoning Board of Appeals of the Town of Kendall on Tuesday, September 8, 2015 at 7:15 p.m. at the Kendall Town Hall, 1873 Kendall Road, to consider the application of Harvey Strassner, 16621 Banner Beach Road, Tax ID # 10.11-1-26. Applicant seeks a variance for construction of an In-Ground pool and a 4øfence in the front yard of 16621 Banner Beach Road, Lakeshore residence in the waterfront residential (WR) district. All persons wishing to speak will be heard at this time. Application is on file in the Town Clerk's Office.

Patrick Bolton
Chair., Zoning Board of Appeals

Zoning Board member Shad Speer gave the applicant Mr. Strassner a chance to tell the board why he seeks a variance for construction of an In-ground swimming pool and a 4øfence in their front yard, located at 16621 Banner Beach Road. Harvey Strassner explained to the board that they would like to put the pool on the lake-front side of their house, which is currently their front side of the house. They are unable to put the pool on the back side of the house because that is where the septic is located. There is no room on the sides of the property. Mr. and Mrs. Strassner submitted documentation of the fence specs. The size of the structure should be about 18øx 36ø they are still getting quotes. The fence will consist of three sides, the house will be the fourth side. Harvey Strassner believes they comply with the coastal erosion zoning. The pool will be 65øfrom the frontage to the height of the pool. The Strassner's said they spoke to their immediate neighbors and they have no issues with the pool being installed. Neighbors Mr. and Mrs. David Kittrell, of 16643 submitted a letter on behalf of the Strassner's. Mr.

Strassner said there is a neighbor down the street from them that have a pool in the front yard and another neighbor with a pool in the front yard on Lake Front. They have the same style fence. Fletcher Rowley asked if it obstructs the view for other neighbors and Mr. Strassner said no it does not.

Shad Speer motioned to close the public portion of the hearing at 7:28 p.m.

The Zoning Board members discussed the appropriate criteria for the variance, they reviewed all the documents submitted by the applicant and voted with the following results:

15VAR3 (Strassner) - ROLL CALL VOTE:	Becky Charland	- Yea
	Shad Speer	- Yea
	Fletcher Rowley	- Yea

Approval granted.

CODE ENFORCEMENT UPDATE:

CEO Paul Hennekey told the board Mr. Meisenzahl with- drew his application for a variance.

ADJOURNMENT:

Fletcher Rowley motioned to adjourn, seconded by Becky Charland. All in favor. Meeting adjourned at 7:38 p.m.

NEXT MEETING:

Tuesday, October 13, 2015 at 7:00 p.m.

Respectfully Submitted,

Tammy Bakutis
Recording Secretary