

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

**June 14, 2022 at 7:00 p.m.**

ATTENDANCE:	Chair. Patrick Bolton	- present
	Fletcher Rowley	- present
	Becky Charland	- absent
	Shad Speer	- present
	Dan Mattle	- absent

Also present: Town Board Liaison Jennings, Code Enforcement Officer Hennekey, Deputy Code Enforcement Officer Strong and Recording Secretary Bakutis.

Public Attendees:	Matthew Donohue	1143 Kendall Rd.
	Christina White	1143 Kendall Rd.
	Kyle Dudley	1152 Kendall Rd.

Chairman Bolton called the meeting to order at 7:00 p.m.

**PUBLIC HEARING FOR VARIANCE 22VAR04 (DONOHUE) – TAX ID #10.1-1-11**

Chairman Bolton opened the public hearing at 7:00 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, June 14, 2022 at 7:00 p.m. at the Kendall Town Hall, 1873 Kendall Road, to consider the application of Matthew Donohue, 1143 Kendall Road, Tax ID #10.1-1-11. The applicant has applied to construct a new 16'x16' deck/porch with a proposed front setback of 56-feet. Seeking relief from Article V, Section 265-22 E(1)(a)(1), requiring a 90-foot front setback. Property is zoned Residential Agriculture (RA). All persons wishing to speak will be heard at this time. A copy of the application is available for review at the Town of Kendall Clerks Office.

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Patrick Bolton  
Chair., Zoning Board of Appeals

The applicant explained to the board why he is seeking a variance. He would like to add a front deck to the house so he and his family can enjoy additional outside time. The existing house does meet the setback distance. Discussion took place amongst the board. Chair. Bolton closed the public hearing at 7:04 p.m. Member Rowley read the five criteria. He asked for a motion to approve or not approve the variance. Member

Speer made a motion to approve the variance, seconded by Chair. Bolton. Chair. Bolton asked for a roll call vote with the following results:

ROLL CALL VOTE:	Shad Speer	- aye
	Patrick Bolton	- aye
	Fletcher Rowley	- aye

The variance for Matthew Donohue seeking a proposed setback distance of 56-feet from Article V, Section 265-22 E(1)(a)(1) requiring a 90-foot front setback for construction of a new 16'x16' deck/porch located at 1143 Kendall Road, Tax ID #10.1-1-11 has been approved 3-0, two members absent.

**PUBLIC HEARING FOR VARIANCE 22VAR03 (DUDLEY) – TAX ID #10.-1-28.11**

Chairman Bolton 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, June 14, 2022 at 7:15 p.m. at the Kendall Town Hall, 1873 Kendall Road, to consider the application of Kyle Dudley, 1152 Kendall Road, Tax ID #10.-1-28.11. The applicant has applied to construct a new 14'x 28' storage shed and is requesting a 1-foot setback distance from the rear property line and 28-foot setback distance from the side property line. Seeking relief from Article V, Section 265-22 E(1)(a)(2). Property is zoned Residential Agriculture (RA). All persons wishing to speak will be heard at this time. A copy of the application is available for review at the Town of Kendall Clerks Office.

Patrick Bolton  
Chair., Zoning Board of Appeals

The applicant explained to the board why he is seeking a variance. He explained he would like to use it for storage for four wheelers, plow, etc., so he would like it close to the garage and driveway. The snow builds up bad in the back of property and on the south side it gets really wet when there is a lot of rain. Mr. Dudley also explained to the board he would like to build a barn in the future on the other side of the driveway. Discussion took place amongst the board. Chair. Bolton closed the public hearing at 7:18 p.m. Member Rowley read the five criteria. He asked for a motion to approve or not approve the variance. Member Rowley made a motion to approve the variance, seconded by member Speer. Chair. Bolton asked for a roll call vote with the following results:

ROLL CALL VOTE:	Shad Speer	- aye
	Patrick Bolton	- aye
	Fletcher Rowley	- aye

The variance for Kyle Dudley seeking a 1-foot setback distance from the rear property line and 28-foot setback distance from the side property line from Article V, Section 265-

22 E(1)(a)(2) to construct a new 14'x28' storage shed located at 1152 Kendall Road, Tax ID #10.-1-28.11 has been approved 3-0, two members absent.

**APPROVAL OF MINUTES:**

Minutes from the Tuesday, April 12, 2022 meeting submitted by Recording Secretary Bakutis were reviewed. Shad Speer moved to accept the minutes as presented, seconded by Patrick Bolton. All in favor.

**CODE ENFORCEMENT UPDATE:**

CEO Hennekey informed the board he had an applicant that would like to place a mobile home on vacant land he owns. The home would be set on a slab foundation. After discussion with the board, they agreed to have a public hearing at the next scheduled meeting considering the applicant has necessary paperwork submitted.

**TOWN BOARD UPDATE:**

No new business.

**ADJOURNMENT:**

Shad Speer made a motion to adjourn, seconded by Patrick Bolton. All in favor. Meeting adjourned at 7:38 p.m.

**NEXT MEETING:**

Tuesday, July 12, 2022 at 7:00 p.m.

Respectfully Submitted,

Tammy Bakutis  
Recording Secretary