

**LAKE GEORGE VILLAGE  
26 OLD POST ROAD  
ZONING BOARD OF APPEALS  
JUNE 1, 2022  
MEETING BEGINS AT 5:00 PM**

**BOARD MEMBERS PRESENT:** Ron Mogren – Chairman, Tom Sullivan, Mike Ravalli, Jeff Blau, Kevin Merry and Robert Lebar.

**OTHERS PRESENT:** Debonnay Meyers (Clerk), Dan Barusch, and William Weber via cellular device.

**ZONING BOARD OF APPEALS PUBLIC HEARING**

|                              |                          |
|------------------------------|--------------------------|
| <b>TAX MAP:</b>              | <b>251.10-3-57</b>       |
| <b>OWNER/APPLICANT:</b>      | <b>WILLIAM WEBER</b>     |
| <b>ADDRESS:</b>              | <b>29 SCRIMSHAW LANE</b> |
| <b>ZONE:</b>                 | <b>RESIDENTIAL</b>       |
| <b>VARIANCE APPLICATION:</b> | <b>AV2-2022</b>          |

Applicant is proposing a total of one (1) area variance. The variance is for relief of the side setback for the construction of a new second story deck on the front side of the house on Scrimshaw Lane.

The variance requested is as follows:

- Relief of 15' required side setback requirement in the Residential zone: Proposed second story deck relief of 2.5' from the setback, where a 15' side setback is required, a 12.5' setback is proposed.

Ron Mogren opened the public hearing at 5:05 p.m.

William Weber joined the Zoning Board Meeting using a cellular device as he was unable to attend the meeting in person. All Board members reviewed the application and plans while applicant was on the line. Ron Mogren inquired if there would be any trouble with the adjacent property owner in relation to the project. William advised Sam and Kathy Greco had no problem about extending over that setback line. William also included in his statement that there will be no building material in the ground. William notified the Board that over the property line is just the hangover for the deck. The staircase will be present to bring up the level to see the lake and in order for his wife to navigate. William concluded the statement indicating that there can only be a shortened staircase due to his wife's mobility issues. William reassured the Board indicating Sam Greco and himself have had a conversation about the project over the weekend and the Greco's were accepting of the project. There were no further questions or complaints about the project.

Ron Mogren made a motion to approve the application to benefit to the applicant as weighed against the detriment to the health, safety and welfare of the neighborhood or community is not greater because:

1. An undesirable change will not be produced to the character of the neighborhood or will be a detriment to nearby property owners because it is such a small zoning variance that it would not have any undesirable change.
2. The benefit sought by the applicant cannot be achieved by some other feasible method for the applicant because it's a small deck. He needs all that room and a minor infraction so that's okay.
3. The requested area variance is not substantial because the variance request is for 2 foot 4 ½ inches.
4. The proposed variance will not have an adverse effect or impact on the physical or environmental conditions in the neighborhood or district because it is a small deck. It will not at all affect any environmental concerns.
5. The alleged difficulty was not self-created.

**MOTION 2<sup>ND</sup>:** Tom Sullivan

|            |              |              |             |           |
|------------|--------------|--------------|-------------|-----------|
| Ron Mogren | Tom Sullivan | Mike Ravalli | Kevin Merry | Jeff Blau |
| Aye        | Aye          | Aye          | Aye         | Aye       |

Ayes = 5 Nays = 0 Motion carried.

Dan Barusch and William Weber discussed about Dan reaching out to Thomas Weber via email in relation to the process of this project. Dan explained that he would need three types of plans. Once received, he will stamp them and get him all set for the county. Dan advised William that he needs framing information. Dan Barusch advised he will send all this information to Thomas Weber via email.

**APPROVAL OF MINUTES FROM January 5, 2022 (RM, TS, KM, MR, JB)**

Ron Mogren made a motion to approve the minutes from January 5, 2022.

**MOTION 2<sup>ND</sup>:** Jeff Blau

|              |              |             |           |            |
|--------------|--------------|-------------|-----------|------------|
| Tom Sullivan | Mike Ravalli | Kevin Merry | Jeff Blau | Ron Mogren |
| Aye          | Aye          | Aye         | Aye       | Aye        |

Ayes = 5 Nays = 0 Motion carried.

Ron Mogren made a motion to adjourn the meeting at 5:10 p.m., seconded by Mike Ravalli, and unanimously carried.

Respectfully submitted,  
Debonnay Meyers