

**Town of Ghent
Zoning Board of Appeals
Minutes
December 13, 2017**

Present: Chairman Lewis Streeter, Keith Kanaga, Jim Andrews, Koethi Zan. Attorney Mitch Khosrova. Representatives from NYSEG: Brian Burry, Alexander Roth. Town Engineer George Schmidt. Jed Fink. No members of the public.

Meeting was called to order at 7:00 pm. By Chairman Streeter

Choffe Farms. – Collective Retreats: The Planning Board has scheduled a public hearing for a lot line adjustment on January 4, 2018. The ZBA's public hearing will remain open another month.

NYSEG 73.3.-88. Mr. Bury gave an update re the PSC's decision on SEQRA. They expect to have a final decision by December 19th and if so, a joint public hearing of the Town of Ghent PBA and ZBA will be scheduled for January 10th. Reference was made to two NYSEG letters one dated Nov 15 and the other Dec. 1st, the board members requested that the secretary forward a copy of these letters to their attention.

Koethi Zan recused herself from the NYSEG issue.

NEW APPLICATION:

76.-1-17 – Tad Low and Alisa Ruvinsky.

Jed Fink on behalf of the property owners gave an overview of the request for an area variance required to erect an art studio. The variance request is 44.2 feet off the 100-foot required set back, leaving a 55.8 foot setback from the centerline of the road.

On motion of Jim Andrews, seconded by Keith Kanaga the application was considered complete and to be scheduled for a public hearing on January 10, 2018. All in favor.

On motion of Jim Andrews, seconded by Keith Kanaga the minutes of the October meeting were approved. All in favor.

There being no new business on motion of Keith Kanaga, seconded by Koethi Zan the meeting adjourned at 8 pm. All in favor.

Respectfully submitted,

Judith Burke, Recording Secretary.