

**TOWN OF WINDSOR
ZONING BOARD OF APPEALS**

MEETING MINUTES

DATE: August 21, 2013

TIME: 7:30 P.M.

LOCATION: Windsor Town Hall

BOARD MEMBERS PRESENT: Mahlon Guernsey, Chairman
Heather Gordon, Secretary
Douglas Fuller
David Kohlbach
Lisa Goetz

BUSINESS DISCUSSED:

The meeting minutes and public hearing minutes from July 17, 2013 were reviewed and approved by board members. Secretary Gordon read into the minutes a letter from Broome County Department of Planning and Economic Development in response to the 239 form submitted by Code Enforcement David Brown regarding the application from Scott Triff for a use variance. In attendance at this board meeting regarding the application was Scott Triff and Mr. and Mrs. Duane Schrader. The Zoning Board of Appeals further discussed Mr. Triff's application for a use variance. The board applied the four tests for a use variance and took a vote. Board member Douglas Fuller did not vote due to being absent for the hearing the previous month. The Board voted unanimously to decline the use variance due to the applicant failing to prove unnecessary hardship through the application of the four tests required by the State statute. Secretary Gordon will complete the necessary paperwork regarding the boards' decision. The board discussed Mr. Triff's options, as Code Enforcement Officer David Brown suggested an alternative. The board discussed another matter brought before them regarding Town residents who want to remove an old trailer and build a one story 28X60 house in place of the trailer. The property consists of 1.7 acres on a private road off of Scouten Hill Road in the Town of Windsor.

NEXT MEETING: September 18, 2013 at 7:30 P.M.

Respectfully Submitted,
Heather Gordon, Secretary