

Town of Hoosick Zoning Board Minutes  
December 1, 2014

Present: Chairman Jim Hoag, Wally Sheffer, Jerry McAuliffe, Andy Beaty  
Joe MacDonald and Attorney McQuerrey

The meeting was called to order by Chairman, Jim Hoag with the Pledge of Allegiance at 7 P.M.

A motion was made by Wally Sheffer to approve the October minutes, seconded by Jerry McAuliffe, all in favor, motion granted.

A motion was made by Wally Sheffer to approve the November minutes, seconded by Jerry McAuliffe, all in favor, motion granted.

Jim Hoag announced that there is correspondence from National Grid and NY Dept. of Environmental Conservation for review.

Mr. Stellar appeared before the Zoning Board concerning the Baker's Nursery property on Rt. 22. He would like to have a small business in the front of the building which was previously a restaurant and have a living space of 40 x 20 in the back of the building. The Zoning Board stated that a small retail is permitted and there would have to be site plan review and will not require a special permit. Mr. Stellar will appear before the Planning Board in December.

Mr. Willson appeared before the Zoning Board for a variance for a piece of property of Ruth Jones on Rt.22. A letter was produced from Ruth Jones giving Mr. Willson permission to appear for her. There is a vacant area of her land separated by NYS Rt. 22 and Factory Hill Road. Browns brewery would like to purchase this small piece of land and put up a sign for their business. The parcel of land is 1/10<sup>th</sup> of an acre. The Zoning Board discussed this and was concerned about obstruction of view from the sign and if they could do an area variance for this piece that is less than an acre of land. A motion was made by Joe MacDonald to have Attorney McQuerrey summarize the opinions of the Zoning Board on the Ruth Jones subdivision and write a letter to the Planning Board regarding the procedures to be followed. Variance/ and or Special Permit application may be required if the Town Board approves the Brown's Brewery Co. sign contemplated

Town of Hoosick Zoning Board Minutes  
Page 2 of 2

For placement on the parcel, seconded by Wally Sheffer, all in favor, motion granted.

The Zoning Board then discussed the property of Jenny Holzer. The Zoning Board discussed the special permit and file for the Jenny Holzer property. The landscape was supposed to remain the same. The board stated that new trees were put on the property and they were concerned for the neighbor. Sally Williams was concerned about her view previously and was told that the landscape would remain the same. Mrs. Williams should call Building Inspector, Ed King on this issue.

A motion was made to adjourn the Zoning Board meeting by Joe MacDonald, seconded by Wally Sheffer, all in favor, motion granted.

Karen Jennings  
Zoning Board Secretary

Minutes Approved by Zoning Board  
on January 5, 2015