The regular meeting of the Town of Cape Vincent Zoning Board of Appeals was held on Monday, June 5, 2023, at Recreation Park. The Chair opened the meeting at 6:00 p.m. with the Pledge of Allegiance.

Board Members Present: Ed Hludzenski, Chair Darrel Aubertine

Michael Nebbia Bill DeSouza, Alternate

Board Members Absent: Craig Stevenson, Vice Chair Steve Docteur

Other: Cody Higgins, ZEO - present

There were 0 visitors.

Privilege of the Floor: None

Approval of Minutes:

Board members approved the minutes of the May 1, 2023 meeting.

Old Business: None

New Business: Jerry Golden- Area Use Variance Application at 6380 Millens Bay Road, Cape Vincent, NY 13618 (Tax Map#: 40.25-2-12)

Board members reviewed the application submitted by Mr. Golden. Mr. Golden is requesting a 28-foot front setback variance from the Zoning Law, Section 3.3, paragraph 2 (Table 3) to replace the existing deck with a new wooden deck that would attach to the front porch and project 16" past the building on the west side and a 19 foot rear setback to replace a shed. The Board discussed the application request. Mr. Aubertine made a motion to accept the application. Mr. Nebbia seconded the motion and it carried, unanimously. A Public Hearing has been set for Monday, June 26, 2023 at 6 pm.

Cindy Finnegan- Area Use Variance Application at 28018 Dablon Point Road, Cape Vincent, NY 13618 (Tax Map#: 49.18-1-20)

Board members reviewed the application submitted by Ms. Finnegan. Ms. Finnegan is requesting a 3-foot side setback variance from the Zoning Law, Section 3.1, paragraph 2 for an addition on the bathroom. The Board discussed the application request. Mr. Nebbia made a motion to accept the application. Mr. DeSouza seconded the motion and it carried, unanimously. A Public Hearing has been set for Monday, June 26, 2023 at 6 pm.

Update from Mr. Aubertine: The Town Board has put together an Ad Hoc committee to discuss the possibility of combining the ZBA and Planning Boards. The committee has put together a proposal for the Town Board and is awaiting to hear back.

Training requirements: The Chair informed the Board of the need to complete their required training hours. As of now, the Chair is the only one who has hours according to the Town Clerk.

Next Meeting: Due to the July 4th Holiday, the Board discussed and decided that the next ZBA will be on Monday, June 26, 2023 at 6 p.m. at Recreation Park.

Meeting Adjourned: With no further business, Mr. Aubertine made a motion to adjourn the meeting. Mr. Nebbia seconded the motion and the Chair adjourned the meeting at 6:22 pm.

Respectfully submitted,

Sharon A. Nebbia ZBA Secretary