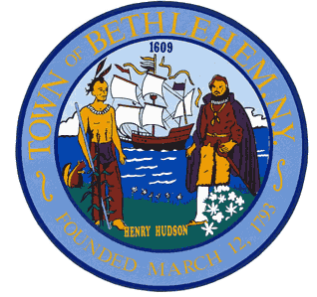


TOWN OF BETHLEHEM



John Clarkson
Town Supervisor

Zoning Board of Appeals Agenda

David Devaprasad
Chairman

Wednesday, August 16, 2017
7:00 PM

I. Call to Order

II. Public Hearings

- A.** Public Hearing for an application submitted by John Vadney for an area variance located on Van Dyke Road, Delmar, tax map #96.00-1-32. The Applicant is proposing construction of a single family home that does not meet the lot highway frontage onto Duyster Court under Article XIII, Section 128-100.(17-01000020)
- B.** Public Hearing continuation for an application submitted by Timothy Aherns, ForeFront Power, LLC on behalf of the Estate of Marvin LaGrange for the proposal of a ground mounted solar facility for the sole use of the Bethlehem Central School District. The project site is located on Delaware Avenue, Parcel No. 95.00-4-30. The proposed project does not meet the Town's Zoning Code requirements under Article XIII, Section 128-99, A Schedule of Uses - a large scale PV System is not a permitted use in the Rural Hamlet Zoning District and Article VIII, Section 128-67.2, E. (3) (b) [2] [a], for setback requirements when abutting a residential district. (17-01000017)
- C.** Public Hearing Continuation for an Application submitted by Antonino Catalano - 194 River Road, Glenmont - The Applicant would like to construct a convenient mart/gas station located at 194 River Road, Glenmont, the proposed project would not meet set back requirements under Article V, Section 128-39 (C), Accessory Uses & Article XIII, Section 100, Yard and Bulk Requirements. This project was last before the Board on 3/18/2015 at that time the Board voted to table the Public Hearing per the Applicants request for additional time to gather information requested by the Board.

III. Applications - Review and Possible Public Hearing Scheduling

- A.** Accept application and set Public Hearing for an application submitted by Daniel Lucarelli for an area variance located at 44 McCormack Road, Slingerlands. The Applicant is proposing construction of a shed located in the front yard. Under Article V, Section 128-30 C. an accessory structure may not be located in the front yard of the property.(17-01000021)

IV. Resolutions

V. Discussion/Possible Action

- 1. Forefront Power LLC-Delaware Avenue, Delmar
- 2. Antonio Catalano-194 River Road, Glenmont

Meeting of Wednesday, August 16, 2017

VI. New Business

VII. Minutes Approval

A. Wednesday, August 02, 2017

VIII. Adjournment

Next Regular Meeting September 6, 2017